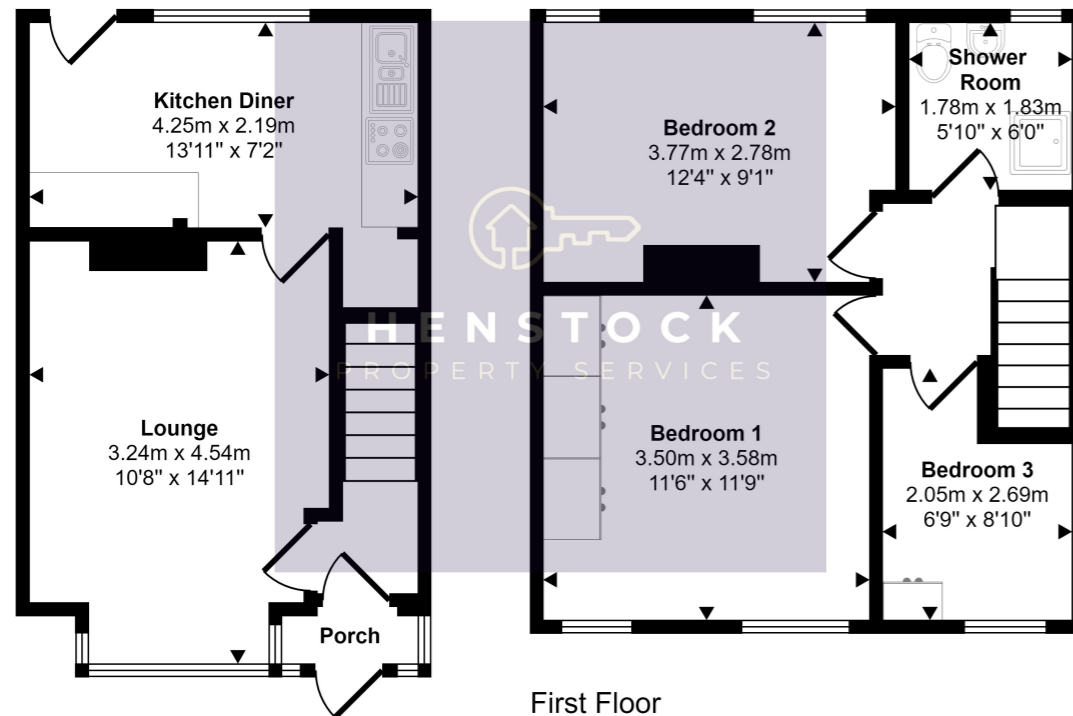




HENSTOCK
PROPERTY SERVICES



Approx Gross Internal Area
66 sq m / 705 sq ft



This floorplan is only for illustrative purposes and is not to scale. Measurements of rooms, doors, windows, and any items are approximate and no responsibility is taken for any error, omission or mis-statement. Icons of items such as bathroom suites are representations only and may not look like the real items. Made with Made Snappy 360.

3 Brynford Avenue, Blackley, Manchester, Lancashire M9 0PA

- 3 BEDROOMED MID TERRACE
- GAS CENTRAL HEATING
- DOUBLE GLAZED WINDOWS
- LAWNED REAR GARDEN
- NO CHAIN

£155,000



PROPERTY DESCRIPTION

Henstock Property Services are pleased to market this well presented 3 bedroomed mid terraced home. The accommodation briefly comprises; entrance porch into hallway, front lounge, fitted kitchen/diner, 3 bedrooms and a shower room. The property also has the benefit of gas central heating, uPVC double glazing and a lawned garden to rear. Ideally situated close to schools, shops/supermarkets, leisure/fitness facilities, good public transport services and minutes from the M60/M62 motorway links.

GROUND FLOOR

Entrance

Porch into hallway.

Hallway with oak effect laminate flooring, double radiator.

Lounge

3.24m x 4.54m (10' 8" x 14' 11") into bay window to front, feature fireplace, stone style surround, back panel and hearth, period style inset coal effect electric fire, oak effect laminate flooring, double radiator.

Kitchen/Diner

4.25m x 2.19m (13' 11" x 7' 2") views to rear garden, modern moulded maple effect units, black high gloss marble style worktops, stainless steel sink with chrome taps, built in single electric oven, 4 ring gas hob, extractor, part tiled walls, space for dining suite, under stair storage, door to rear garden, single radiator.

FIRST FLOOR

Bedroom 1

3.5m x 3.58m (11' 6" x 11' 9") views to front, built in cream high level wardrobes, single radiator.

Bedroom 2

3.77m x 2.78m (12' 4" x 9' 1") views to rear, single radiator.

Bedroom 3

2.05m x 2.69m (6' 9" x 8' 10") into doorway, views to front, single radiator.

Shower Room

1.78m x 1.82m (5' 10" x 6' 0") white suite comprising; corner shower cubicle with wall mounted mixer shower, close coupled w.c, sink, fully tiled walls,

Exterior

Rear Garden - paved patio central lawn, planted borders, single shed.

