



AWARDED FOR
MARKETING | SERVICE | RESULTS



ROSSETT DRIVE
DAVYHULME

£265,000

 2 BEDROOMS

 1 BATHROOM

 1 RECEPTION

 EPC GRADE:- D



VITALSPACE
INDEPENDENT ESTATE AGENTS



Rossett Drive, Davyhulme, M41 8DY

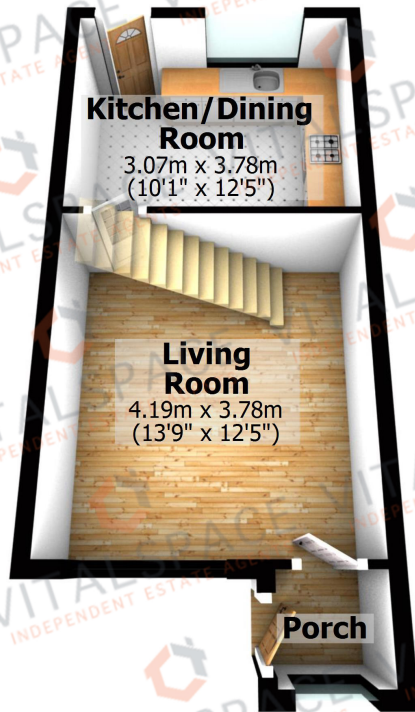
****VIDEO TOUR** - **PERFECT FIRST HOME** -**

VITALSPACE ESTATE AGENTS are pleased to offer for sale this well presented TWO BEDROOM semi detached property situated within a popular residential area close to both Davyhulme Road and Woodhouse Road. This attractive property briefly comprises; entrance porch, welcoming living room and a large modern fitted kitchen/diner. To the first floor there are two well proportioned bedrooms and a contemporary fitted three piece bathroom. Externally there is a well kept garden to the front of the property alongside a driveway providing excellent off road parking facilities. To the rear, a landscaped enclosed garden can be found with a paved seating area suitable for a table and chairs during those summer months which leads onto an artificial lawned garden. Conveniently situated for several popular schools, amenities and transport links, with Urmston Retail Park just around the corner, along with access to both the M60 and M62. Contact VitalSpace Estate Agents to arrange an internal inspection.





Ground Floor



First Floor



Features

- Two double bedrooms
- Semi detached property
- Driveway and garden
- Modern dining kitchen
- Ideal first purchase
- Quiet cul de sac
- 56 Sqm / 603 Sqft
- Landscaped rear garden
- uPVC double glazing
- Viewing recommended

Frequently Asked Questions

How long have you owned the property for? Since 2019

When was the roof last replaced? Not during ownership

How old is the boiler and when was it last inspected? Gas central heating

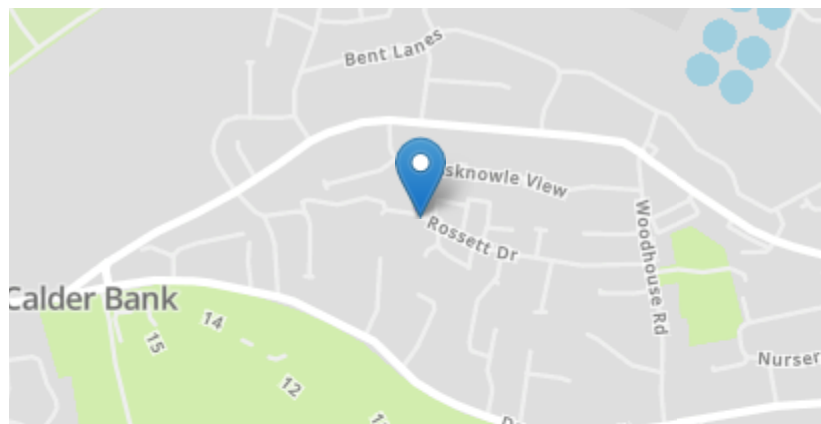
When was the property last rewired? Not during ownership

Which way does the garden face? North facing rear garden

Are there any extensions and if so when were they built? No

Reasons for sale of property? Upsize

If you would like to submit an offer on this property, please visit our website - <https://www.vitalspace.co.uk/offer> - and complete our online offer form.



Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92+)	A		89
(81-91)	B		
(69-80)	C		
(55-68)	D	60	
(39-54)	E		
(21-38)	F		
(1-20)	G		
Not energy efficient - higher running costs			
England, Scotland & Wales			
		EU Directive 2002/91/EC	

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