



FIR ROAD
SWINTON

£300,000

 3 BEDROOMS

 1 BATHROOM

 2 RECEPTIONS

 EPC GRADE:- TBC



VITALSPACE
INDEPENDENT ESTATE AGENTS



Fir Road, Swinton, M27 5DL

****VIDEO TOUR**** - ****VITALSPACE ESTATE AGENTS** are pleased to offer for sale this **THREE BEDROOM** characterful terrace home located within the always desirable residential location of South Swinton. Perfectly positioned on Fir Road, this property enjoys the best of both worlds, nestled between the sought after villages of Monton and Worsley. Here, an eclectic mix of independent boutiques, artisan cafés, stylish bars and popular restaurants are all within easy reach, creating a thriving social scene just moments from your doorstep. Despite this, the immediate surroundings remain community focused, appealing equally to families and professionals. Behind the attractive period façade, this tastefully upgraded home reveals thoughtfully arranged interior which celebrates both character and comfort. A welcoming entrance hallway leads into a well proportioned bay fronted living room alongside a generous dining room offering a versatile space for both everyday living and entertaining, seamlessly connecting to a well appointed kitchen. The kitchen itself comes complete with a comprehensive range of 'Shaker' style wall and base units with contrasting butcher block worksurfaces above with metro brick splash back tiling. To the first floor, a shaped landing provides entry into three well proportioned bedrooms provide flexible accommodation and a luxury tiled three piece bathroom with a shower over bath combination. Externally, to the rear of the property, a south east facing garden is designed for low maintenance enjoyment, capturing sunlight throughout the day and offering a private setting for relaxing or socialising. Accessed via a quiet rear service lane, the outdoor space feels both secluded and convenient. The location is further enhanced by excellent connectivity, with convenient transport links into Manchester city centre and MediaCityUK, alongside easy access to major road networks. For those who value outdoor space and wellbeing, the nearby Swinton Greenway provides a beautifully upgraded, traffic-free route, ideal for morning runs, weekend strolls or cycling, all within a green and accessible environment. Blending period charm with modern practicality, and set within one of South Swinton's most desirable pockets, this highly desirable home is sure to be popular and an internal viewing comes highly recommended.





Ground Floor



First Floor



Features

- Three spacious bedrooms
- Mid terrace property
- 84 Sqm / 904 Sqft
- Open plan dining kitchen
- Close to Monton Village
- Beautifully presented accommodation
- Enclosed landscaped garden
- Perfect family home
- Updated gas central heating
- Viewing highly recommended

Frequently Asked Questions

How long have you owned the property for? 10 years

When was the roof last replaced? Not during ownership

How old is the boiler and when was it last inspected? Gas central heating - Serviced in 2025

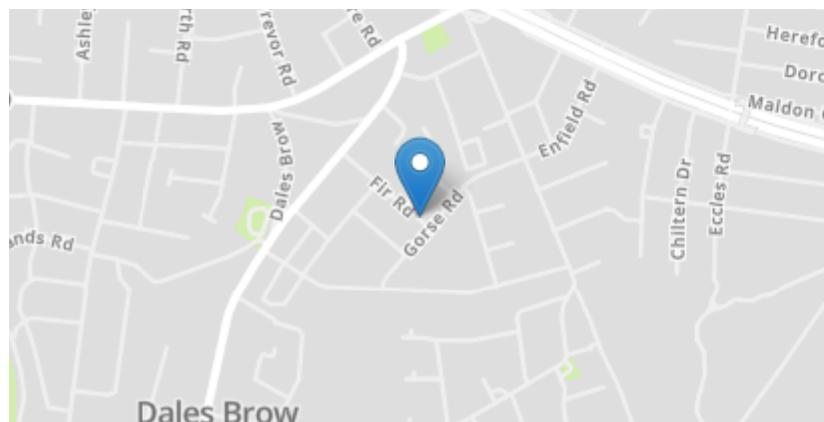
When was the property last rewired? Partially re-wired during renovations

Which way does the garden face? South East facing rear garden

Are there any extensions and if so when were they built? N/A

Reasons for sale of property? Upsize and move closer to family

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