



DALVEEN AVENUE
DAVYHULME

£495,000

 3 BEDROOMS

 1 BATHROOM

 2 RECEPTIONS

 EPC GRADE:- D



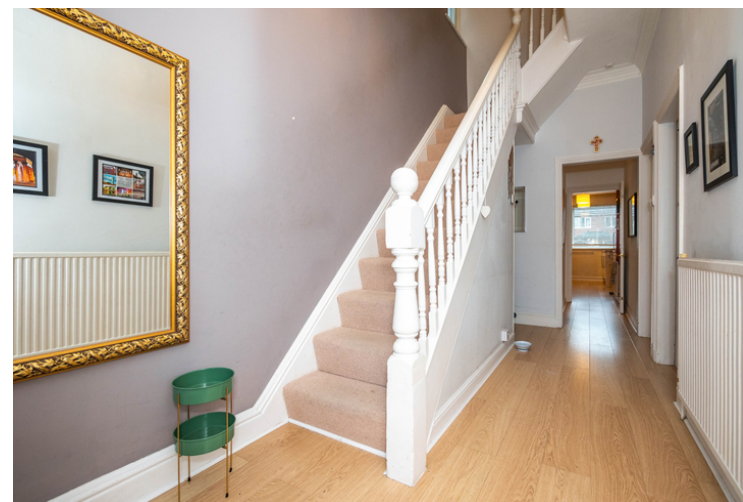
VITALSPACE
INDEPENDENT ESTATE AGENTS

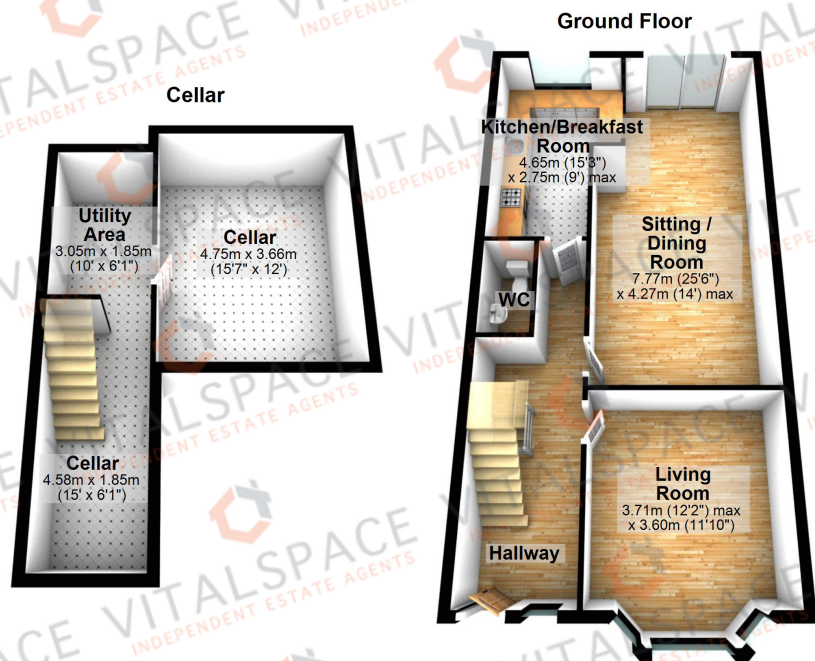


Dalveen Avenue, Davyhulme, M41 7DP

VITALSPACE ESTATE AGENTS are delighted to offer for sale this immaculately presented THREE BEDROOM semi-detached period property on the conveniently located Dalveen Avenue in Davyhulme. This well proportioned property retains many original features and in brief the accommodation comprises; a warm and welcoming entrance hallway, a generously sized bay fronted living room and a spacious dining room, complete with log burning stove which opens into a contemporary extended fitted kitchen with access out into the rear garden. To the first floor there are THREE generously sized bedrooms and a modern three piece white bathroom suite. The property also benefits from uPVC double glazing, built in wardrobes and a good size cellar for storage which benefits from space and plumbing for a range of white goods. Externally to the front of the property, a driveway provides off road parking whilst to the rear there is a large decked area suitable for a table and chairs during those summer month and leads down into a lawned area with planted borders. Located within a popular, residential area ideal for local amenities including the Trafford Centre, highly regarded schooling and offers excellent transport links to and from



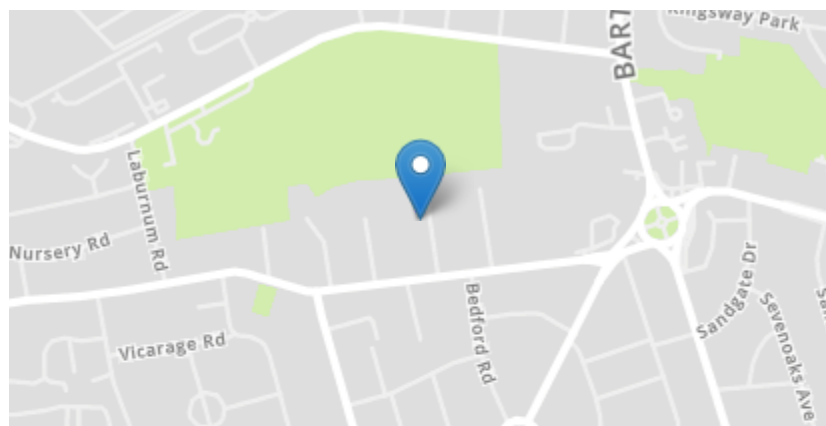




Features

- Three Bedroom House
- Semi-Detached Property
- Driveway Parking
- Large Rear Garden
- Desirable location
- Perfect family home
- Open plan kitchen / diner
- Useful storage cellar
- Quiet cul-de-sac
- Viewing Recommended

Frequently Asked Questions



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92-100) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England, Scotland & Wales		
	EU Directive 2002/91/EC	