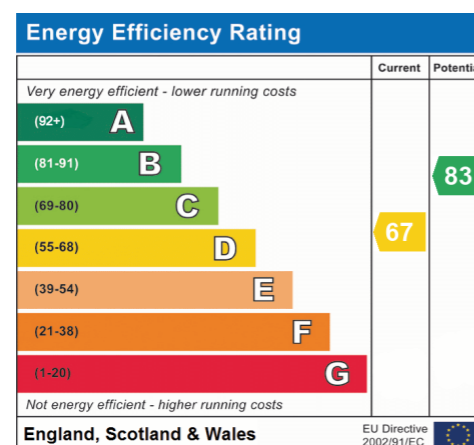
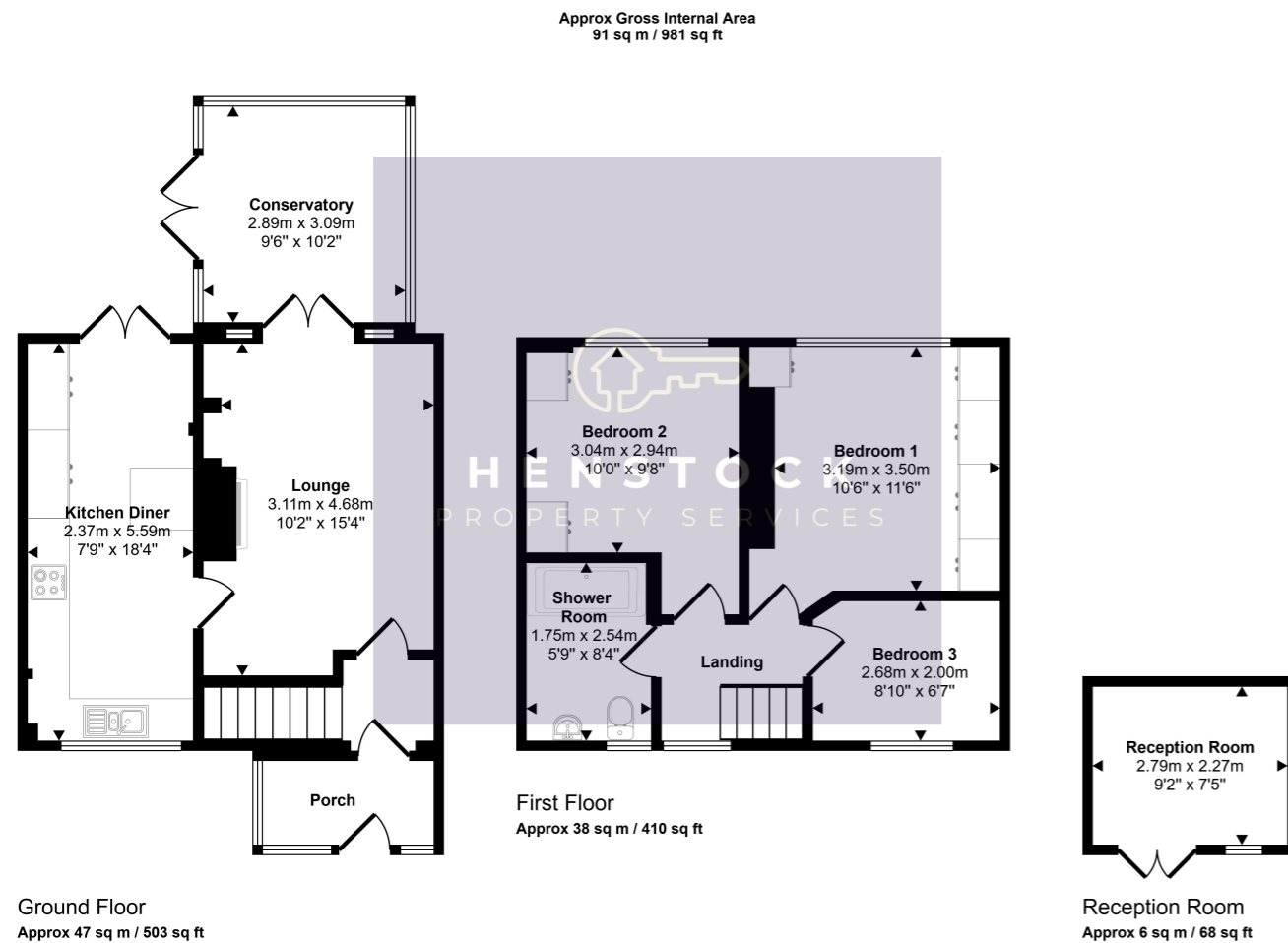




HENSTOCK

PROPERTY SERVICES



52 Victoria Avenue East, Blackley, Manchester, Lancashire M9 6HB

- 3 BEDROOM TERRACE FAMILY HOME
- OFF ROAD PARKING TO FRONT
- HIGH QUALITY FINISH
- PRIVATE REAR GARDEN WITH SUMMER HOUSE
- DOUBLE GLAZED WINDOWS
- GAS CENTRAL HEATING
- FREEHOLD!
- COUNCIL TAX BAND A
- ELECTRIC CAR CHARGING POINT

£249,950



PROPERTY DESCRIPTION

FREEHOLD! Henstock Property Services are pleased to market this very nicely presented 3 bedroomed terraced family home set in this popular residential area. The living accommodation briefly comprises; spacious porch leading into hallway, front lounge, conservatory, open plan kitchen and dining area, 3 bedrooms and bathroom. The property also has the benefit of gas central heating, double glazed windows, driveway to front for off road parking and a pleasant rear garden with summer house (with power, lighting and internet cabling). Ideally situated within easy reach of schools, shops/supermarkets, leisure/fitness facilities, good public transport services and a short distance from the M60 & M62 motorway links.

Entrance

Porch into hallway.

Lounge

3.11m x 4.68m (10'2" x 15'4")

Conservatory

2.89m x 3.09m (9'6" x 10'2")

Kitchen Diner:

2.37m x 5.59m (7'9" x 18'4")

Exterior

Front: Hard standing off road parking to front for multiple cars

Rear: Private garden featuring block paved area, lawned area and summer house.

Summer House

2.79m x 2.27m (9'2" x 7'5") With power, lighting and internet cabling.

Upper Floor

Bedroom 1

3.19m x 3.50m (10'6" x 11'6")

Bedroom 2

3.04m x 2.94m (10'0" x 9'8")

Bedroom 3

2.68m x 2.00m (8'10" x 6'7")

Shower Room

1.75m x 2.54m (5'9" x 8'4")

