



LESLEY ROAD
STRETFORD

OFFERS OVER

£250,000

 3 BEDROOMS

 1 BATHROOM

 2 RECEPTIONS

 EPC GRADE:- E



VITALSPACE
INDEPENDENT ESTATE AGENTS



Lesley Road, Stretford, M32 9EE

****NO ONWARD CHAIN** - **VIDEO TOUR** - VITALSPACE**
ESTATE AGENTS are delighted to present to the market this **THREE BEDROOM** end townhouse property located within easy reach of Stretford Metro Link, Stretford Meadows and Stretford Mall. An internal inspection will reveal an entrance hallway, a good sized living room, an extended dining room overlooking the rear garden and a fitted kitchen, again with access into the rear garden. A useful integral garage can also be accessed via the entrance hallway providing scope to convert if required. To the first floor all three bedrooms are generously proportioned whilst the second bedroom benefits from built in cupboard storages. A family bathroom boasts a two piece suite alongside a separate WC. Externally to the front of the property is ample off road parking for approximately two vehicles, whilst the rear garden is securely fenced and paved creating a low maintenance and well presented outdoor environment perfect for those summer evenings. Lesley Road is situated in a quiet cul-de-sac location just off Stretford Road making this ideal for an array of buyers ranging from first time buyers to families and house movers alike. For more information or to arrange a viewing please contact VitalSpace Estate Agents.





Ground Floor



First Floor



Features

- Three bedrooms
- End town house property
- Stretford / Urmston border
- Quiet cul-de-sac position
- Extended accommodation
- Garage and driveway
- Ideal family home
- No onward chain
- Private rear garden
- Viewing recommended

Frequently Asked Questions

How long have you owned the property for? 3 years, 8 months

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

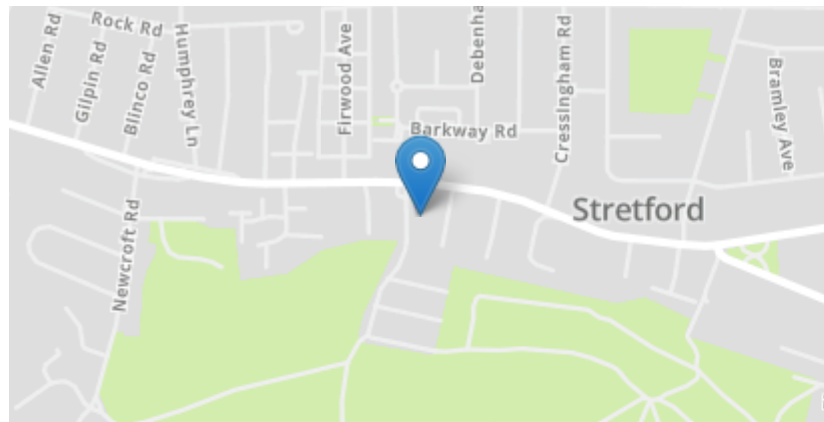
When was the property last rewired? Unknown

Which way does the garden face? East facing rear garden

Are there any extensions and if so when were they built? Dining room extension - pre purchase

Reasons for sale of property? sale of buy to let investment

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			
(92-100)	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			
		49	83
England, Scotland & Wales			
		EU Directive 2002/91/EC	

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