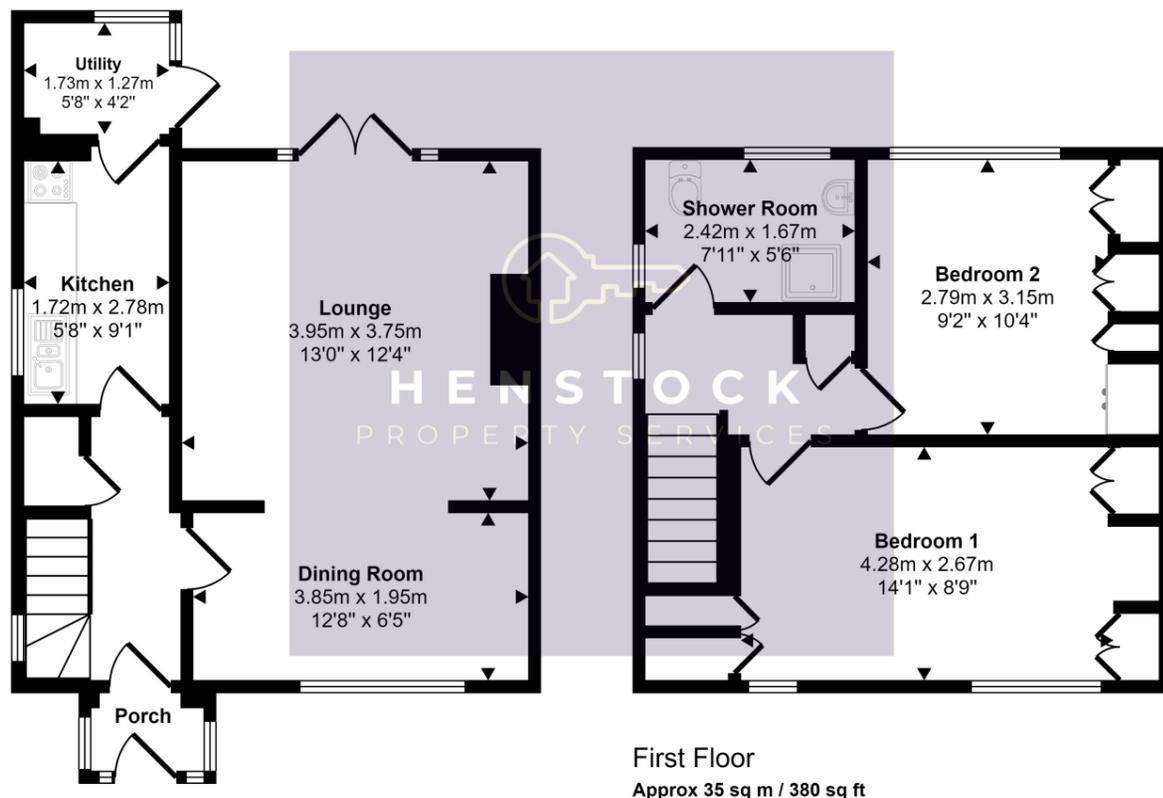


Approx Gross Internal Area
74 sq m / 792 sq ft



Ground Floor
Approx 38 sq m / 413 sq ft

First Floor
Approx 35 sq m / 380 sq ft

This floorplan is only for illustrative purposes and is not to scale. Measurements of rooms, doors, windows, and any items are approximate and no responsibility is taken for any error, omission or mis-statement. Icons of items such as bathroom suites are representations only and may not look like the real items. Made with Made Snappy 360.



HENSTOCK
PROPERTY SERVICES



**68 Tweedle Hill Road, Blackley, Manchester,
Lancashire M9 8LG**

- 2 BEDROOMED SEMI DETACHED
- OFF ROAD PARKING
- DOUBLE GLAZED WINDOWS
- REAR GARDEN

£155,000



PROPERTY DESCRIPTION

Henstock Property Services are pleased to market this 2 bedroomed semi detached home set in this popular residential area. The living accommodation briefly comprises; entrance porch into hallway, lounge open to dining area, fitted kitchen with rear utility room / sun room, 2 bedrooms and shower room. The property also has the benefit of gas wall heaters, double glazed windows. parking to front and a large rear garden. Ideally situated in this popular residential area within easy reach of schools, shops/supermarkets, leisure/fitness facilities, good public transport services and a short distance from the M60 & M62 motorway links.

GROUND FLOOR

Entrance

Porch into hallway with tiled floor.
Hallway with tiled floor, under stair storage, gas wall heater.

Dining Area

3.85m x 1.95m (12' 8" x 6' 5") views to front, arch to lounge, electric wall heater.

Lounge

3.95m x 3.75m (13' 0" x 12' 4") views to rear, arch to front dining area, central freestanding gas fire, slate and stone fire surround, patio doors to rear garden.

Kitchen

1.78m x 2.78m (5' 10" x 9' 1") Views to side and rear, white high gloss units with black marble effect worktops, stainless steel sink with chrome mixer tap, plumbed for freestanding gas cooker, tiled floor, part tiled walls, door to small sunroom/utility room.

Utility Room/Sunroom

1.73m x 1.27m (5' 8" x 4' 2") plumbed for washer, tiled floor, door to rear garden, gas wall heater.

FIRST FLOOR

Bedroom 1

4.28m x 2.67m (14' 1" x 8' 9") views to front, built in modern oak style wardrobes, gas wall heater.

Bedroom 2

2.79m x 3.15m (9' 2" x 10' 4") views to rear, built in oak style wardrobes, gas wall heater.

Shower Room

2.42m x 1.67m (7' 11" x 5' 6") white suite comprising; corner shower cubicle with wall mounted mixer shower, sink, close coupled w.c, fully tiled walls, gas wall heater.

Exterior

Front garden area - cobble style resin printed hardstanding parking space, side garden. Large rear garden area - fully paved with slate chipped area and single shed.

