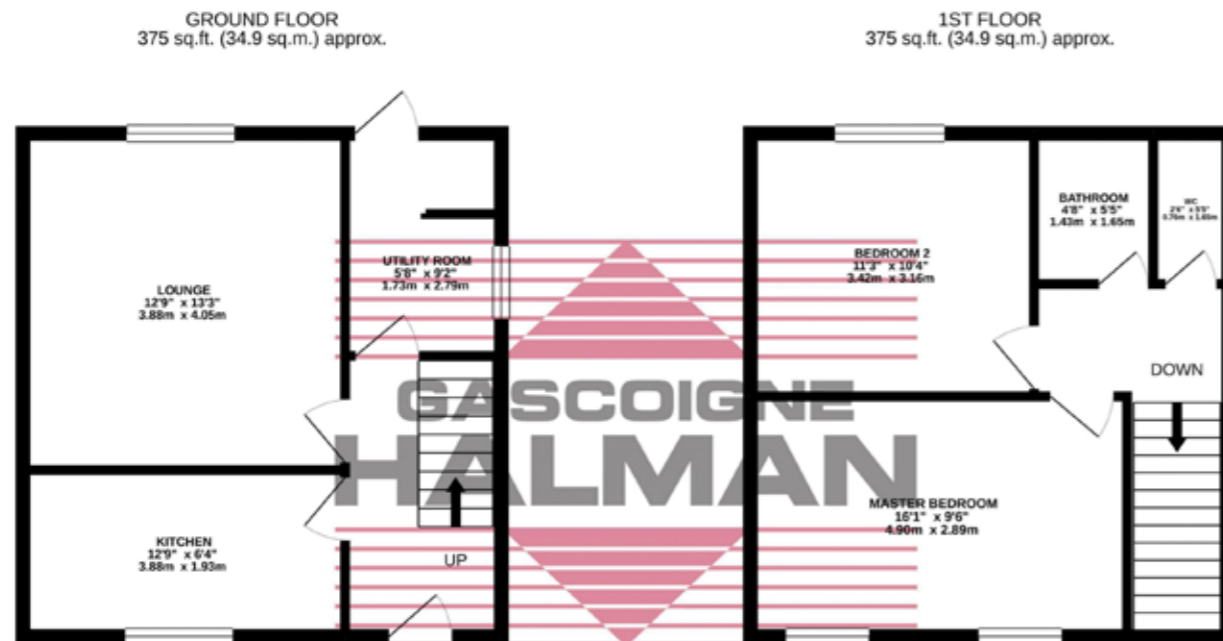
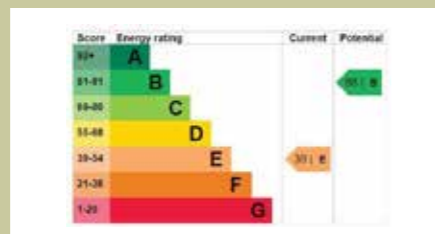


21 SWALECLIFF AVENUE
Manchester
OFFERS OVER
£175,000



TOTAL FLOOR AREA: 750 sq.ft. (69.7 sq.m.) approx.
Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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NOTICE
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THE AREAS LEADING ESTATE AGENCY

Sale

96, School Road, SALE M33 7XB

0161 962 8700 sale@gascoignehalman.co.uk

gascoignehalman.co.uk



GASCOIGNE HALMAN

A well maintained end terraced property with two generous double bedrooms, lawned front and rear gardens with the bonus of off road parking. Located close to local amenities and transport links, this property has ample of potential and is certain to appeal to a variety of buyers.

- Well Presented End Terrace
- Two Generous Double Bedrooms
- Off Road Parking For Multiple Cars

- Ample Of Potential To Add Your Own Stamp
- Close to Local Amenities And Transport Links
- Front and Rear Lawned Garden

**OFFERS OVER
£175,000**

21 SWALECLIFF AVENUE

Manchester



DESCRIPTION

This attractive two bedroom end terrace property is well presented throughout, with plenty of potential to add your own stamp and is close to local amenities as well as brilliant transport links. To the ground floor, the entrance hall leads through to the a generous fitted kitchen, large lounge and spacious utility area. To the first floor are two double bedrooms and a family bathroom with separate WC. Externally, the property boasts lawned gardens to the front and rear, with off road parking for multiple cars. This property is certain to appeal to a variety of buyers.

LOCATION

The friendly town of Sale is an extremely popular place to live, thanks to easy transport links into Media City, Manchester City Centre and other neighbouring areas via three Metrolink stations. The nearby North West motorway network and Manchester International Airport are also conveniently located nearby. Sale and the surrounding areas are also very desirable locations for families, due to the large number of highly regarded schools in the vicinity. Both Sale and nearby Altrincham can also provide for all shopping and recreational needs and one of Europe's largest shopping centres, The Trafford Centre can be found only a few miles away.

DIRECTIONS

For SatNav purposes: M23 9DN

TENURE

Freehold - Subject to verification by Solicitor.

SERVICES (NOT TESTED)

Services have not been tested and you are advised to make your own enquiries and/or inspections.

LOCAL AUTHORITY

Manchester MBC - Council Tax Band A

VIEWING

Viewing strictly by appointment through the Agents.

TWENTY NETWORKED OFFICES THROUGHOUT CHESHIRE, SOUTH MANCHESTER & THE HIGH PEAK



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