



59 Newgate Road, Sale, M33 4JJ

£260,000

www.jordanfishwick.co.uk





Jordan fishwick

- Two Double Bedrooms
- Council Tax - B
- Driveway
- Walking Distance to Shops
- EPC - D
- Spacious South Facing Garden
- Semi Detached
- Detached Garage
- Viewings Recommended!
- No Chain

* Offered No Chain * A spacious two bedroom semi-detached property in a sought after location with excellent local schools, transport links and within walking distance to local amenities. The generous South facing garden gives potential to extend (STPP). Comprising briefly; entrance porch, spacious lounge/diner, fitted kitchen, two double bedrooms and a spacious family bathroom. Paved driveway to the front with parking for two cars, leading up to the detached garage, gated access round the side of the house to the South Facing garden. The garden is a good size and is mainly laid to lawn with patio and planting bed surround, with a mixture of mature trees and plants. Council Tax Band B. EPC Rating D.

CALL NOW TO VIEW!

£260,000



Porch

Living Room

Kitchen Diner

Bedroom One

Bedroom Two

Bathroom

Externally





01619622828

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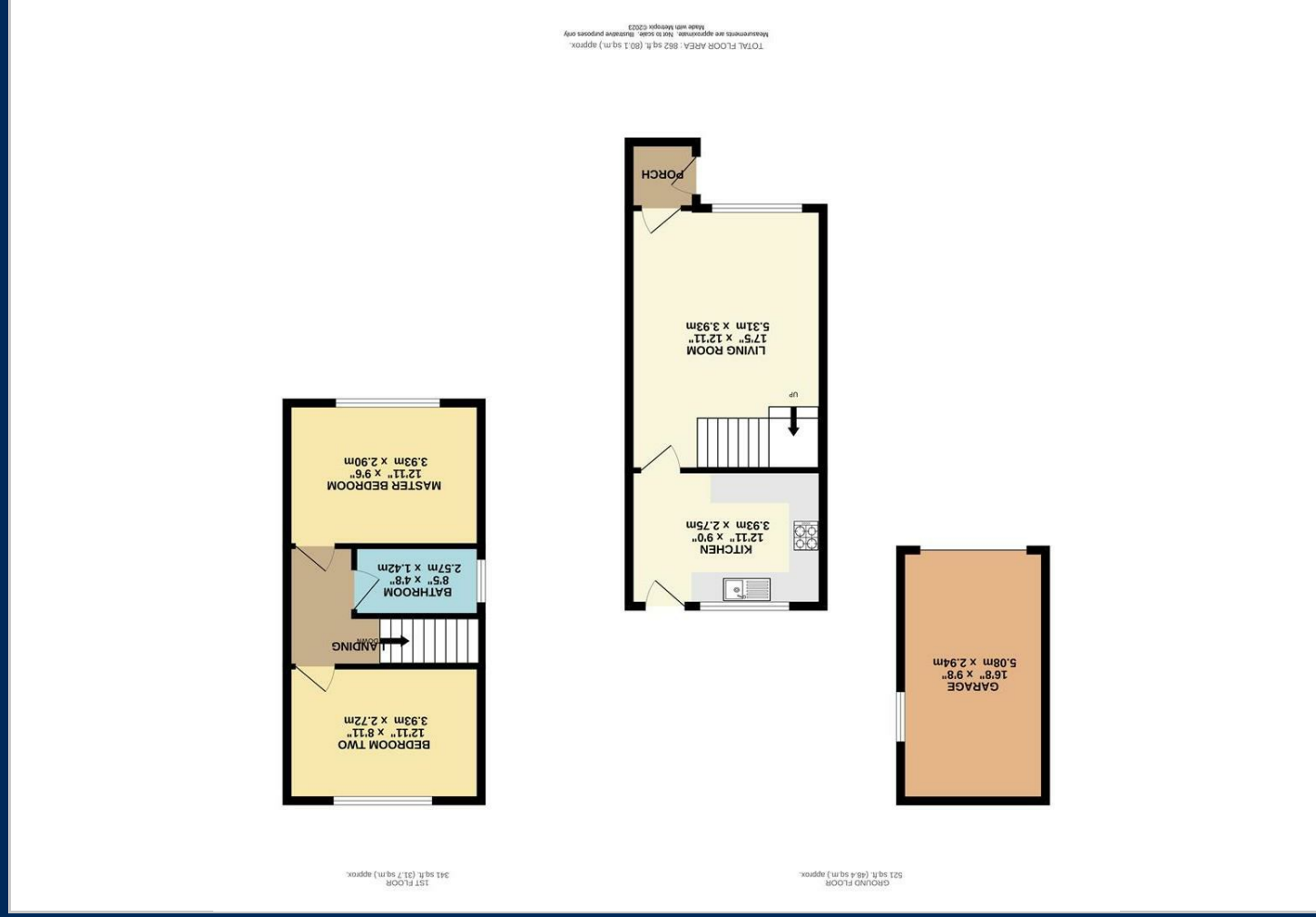
Sell Smarter

Why take a risk?





Floor Plans

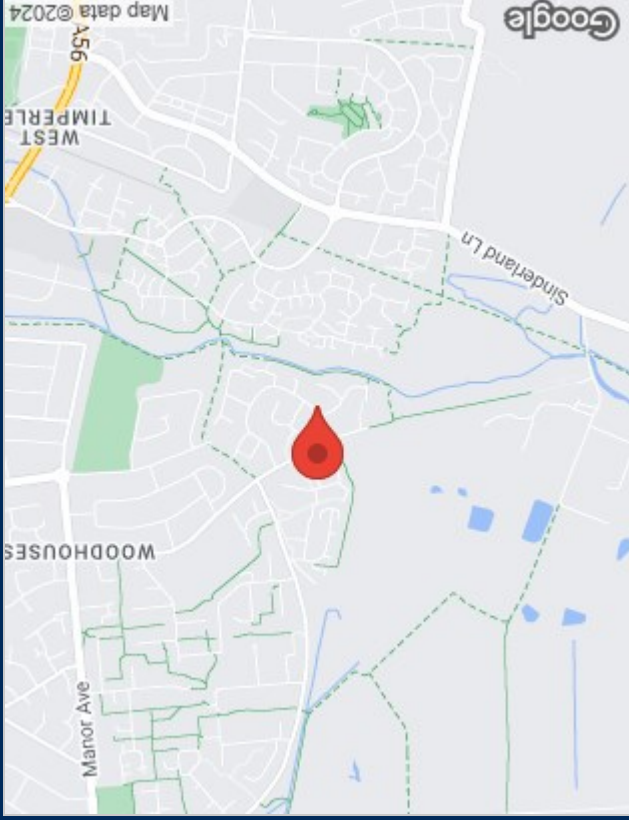


Viewing

Please contact our Sale Office on 0161 962 2828 if you wish to arrange a viewing appointment for this property or require further information.

Energy Efficiency Rating	
Current	Potential
86	67
<i>Very energy efficient - lower running costs</i> A (92-100) B (81-91) C (69-80) D (55-68) E (39-54) F (21-38) G (1-20) Not energy efficient - higher running costs	
EU Directive 2002/91/EC England & Wales	

Energy Performance Graph



Location Map

The particulars are set out as a general outline only for the guidance of intended purchasers or lessees, and do not constitute, any part of a contract. Nothing in these particulars shall be deemed to be a statement that the property is in good structural condition or otherwise nor that any of the services, appliances, equipment or facilities are in good working order. Purchasers should satisfy themselves of this prior to purchasing.