



*jordan fishwick*

**VICTORIA PARK**  
Upper Park Road



## Upper Park Road, Victoria Park, M14 5RH

£177,500



### The Property

A spacious, two double bedroom duplex apartment, positioned over the 2nd and 3rd floors, forming part of a popular purpose built development that enjoys an ideal location, offering easy access to the Hospitals, Universities and Manchester City Centre. The accommodation comprises: Communal entrance hall, private entrance hall, light and spacious lounge opening to a kitchen with fitted units, double bedroom and bathroom with three piece suite, staircase off the living area giving access to the master bedroom. The development is set in an attractive communal grounds, private residents parking, electric heating, double glazing and ample storage completes the specification. No chain.

### Directions

M14 5RH



- Two double bed duplex apartment
- Positioned over the 2nd & 3rd floors
- Open plan living & kitchen area
- Excellent location close to Universities & the MRI
- Electric heating and double glazing
- No chain

**Postcode** - M14 5RH

**EPC Rating** - C

**Floor Area** - 829.00 sq ft

**Local Authority** - Manchester City Council

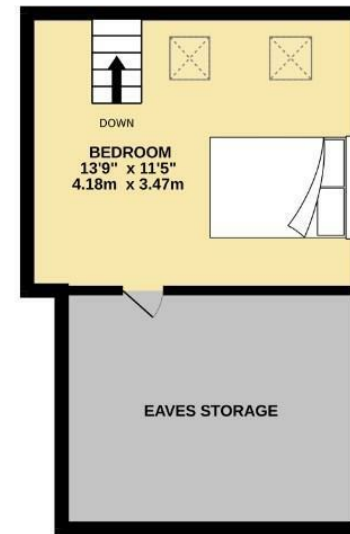
**Council Tax** - C



GROUND FLOOR  
553 sq.ft. (51.4 sq.m.) approx.



1ST FLOOR  
276 sq.ft. (25.7 sq.m.) approx.



TOTAL FLOOR AREA : 829 sq.ft. (77.0 sq.m.) approx.  
Measurements are approximate. Not to scale. Illustrative purposes only.  
Made with Metropax ©2023



These particulars are believed to be accurate but they are not guaranteed and do not form a contract. Neither Jordan Fishwick nor the vendor or lessor accept any responsibility in respect of these particulars, which are not intended to be statements or representations of fact and any intending purchaser or lessee must satisfy himself by inspection or otherwise as to the correctness of each of the statements contained in these particulars. Any floorplans on this brochure are for illustrative purposes only and are not necessarily to scale.

Offices also at: Wilmslow, Macclesfield, Hale, Sale, Chorlton, Glossop, Manchester & Salford

757-759 Wilmslow Road, Didsbury Village, Manchester

0161 445 4480

didsbury@jordanfishwick.co.uk  
www.jordanfishwick.co.uk