



5 Lavender Close, Manchester, M23 9SH

£220,000

www.jordanfishwick.co.uk





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- Two Double Bedroom Modern End Mews Property
- Off Road Parking
- Close to Metrolink
- No Chain
- Leasehold
- Kitchen/Diner
- Lawned Garden
- EPC Rating C
- Council Tax B

A TWO DOUBLE BEDROOM end mews property set on a popular and sought after development, being close to Wythenshawe Park Metrolink, Wythenshawe Hospital, Manchester Airport and the urban motorway network. The property comprises; entrance hall, lounge, kitchen/diner, two double bedrooms and bathroom. Externally, there is driveway parking to the front and a lawned garden to the rear with patio area. Offered Chain Free.

£220,000



| | |
|----------------|-----------------------------|
| Lounge | 9'11" x 14'0" (3.03 x 4.27) |
| Kitchen/Diner | 13'3" x 8'8" (4.04 x 2.64) |
| Landing | |
| Master Bedroom | 13'3" x 9'3" (4.04 x 2.83) |
| Bedroom Two | 10'0" x 7'10" (3.05 x 2.38) |
| Bathroom | 6'7" x 5'7" (2 x 1.71) |
| Externally | |





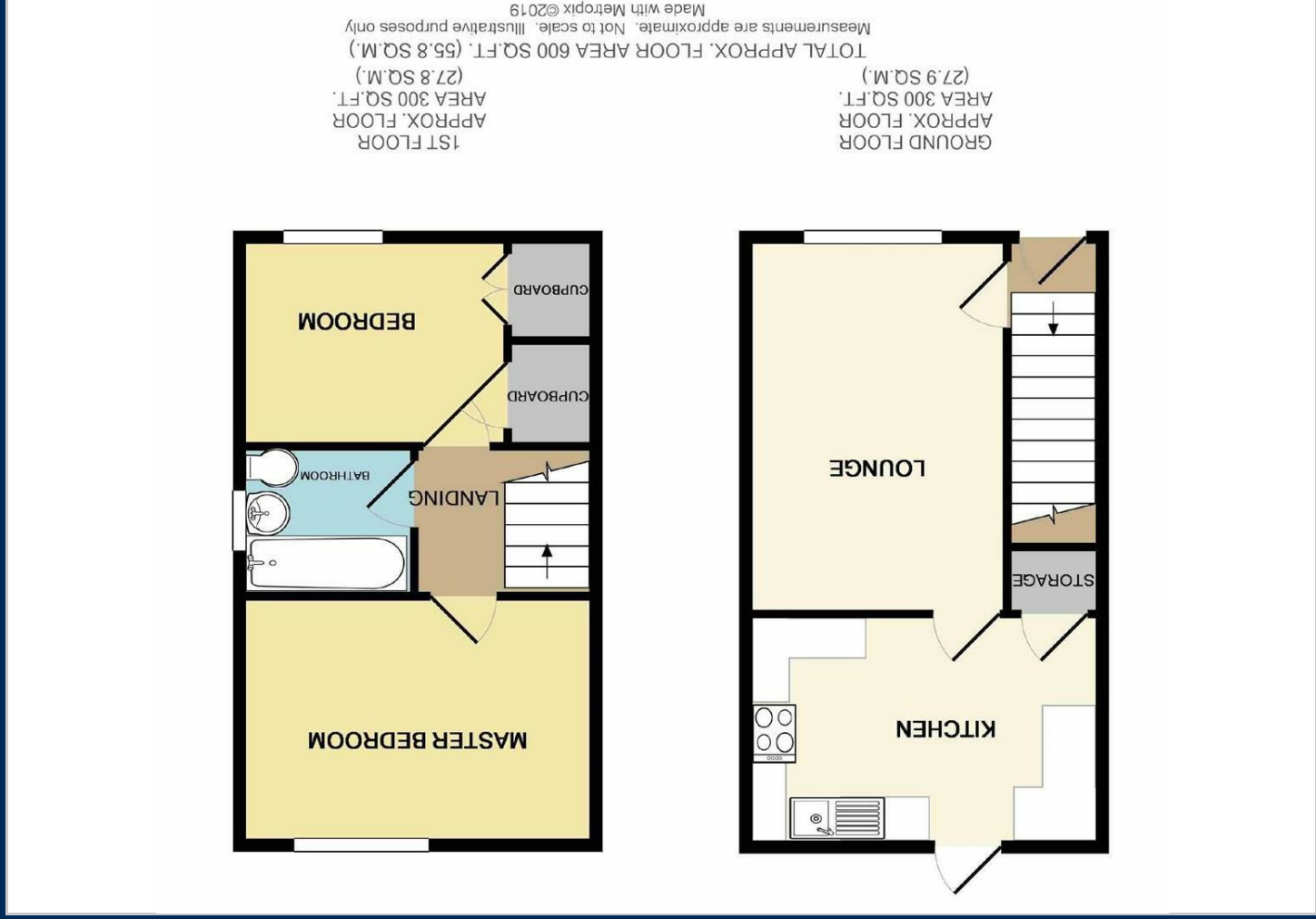
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Why take a risk?
Sell Smarter







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.

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.

| Energy Efficiency Rating | |
|--------------------------|-----------|
| Current | Possible |
| 87 | 71 |
| A (92 plus) | B (81-91) |
| B (82-91) | C (69-80) |
| C (69-80) | D (55-69) |
| D (55-69) | E (39-54) |
| E (39-54) | F (21-38) |
| F (21-38) | G (1-20) |

Very energy efficient - lower running costs
Energy efficient - lower running costs
Energy efficient - higher running costs
Not energy efficient - higher running costs

EU Directive 2002/91/EC
England & Wales

Energy Performance Graph

