



*Jordan fishwick*

**BURNAGE**  
Burnage Lane





# Burnage Lane, Burnage, M19 1RS

Guide Price £195,000

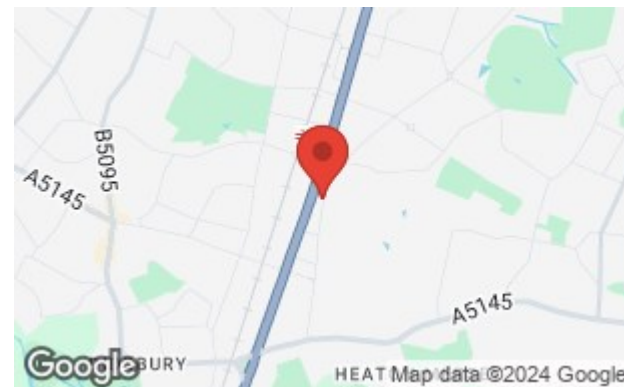


## The Property

A most appealing first floor, two double bedroom apartment with the benefit of its own front door and with open views to the front over Burnage Nature fields. Having been recently redecorated with newly fitted carpets throughout the apartment is turn key ready, set within a small purpose built development that was constructed circa 2002. Enjoying a convenient location with easy access to Didsbury Village, The Heaton's and excellent transport links by rail, East Didsbury Metro station and along nearby Kingsway (A34). Well presented throughout, the living space in outline comprises:- Private entrance hall with stairs to generous first floor landing with large built in cupboard, open plan living area with lounge/dining area and re-fitted kitchen with a range of units, master bedroom with walk in wardrobe, additional double bedroom and fitted bathroom with white suite. Externally, there is private residents parking and well tended communal gardens and grounds. Gas central heating and double glazing complete the impressive specification. No chain.

## Directions

### M19 1RS





- A two bedroom first floor apartment
- Much improved by the current owners
- Newly fitted carpets & decor throughout
- Gas and electric certificates available
- 999 Year lease from 2002
- Service charge £40pcm
- Gas central heating & double glazed
- No chain

**Postcode** - M19 1RS

**EPC Rating** - C

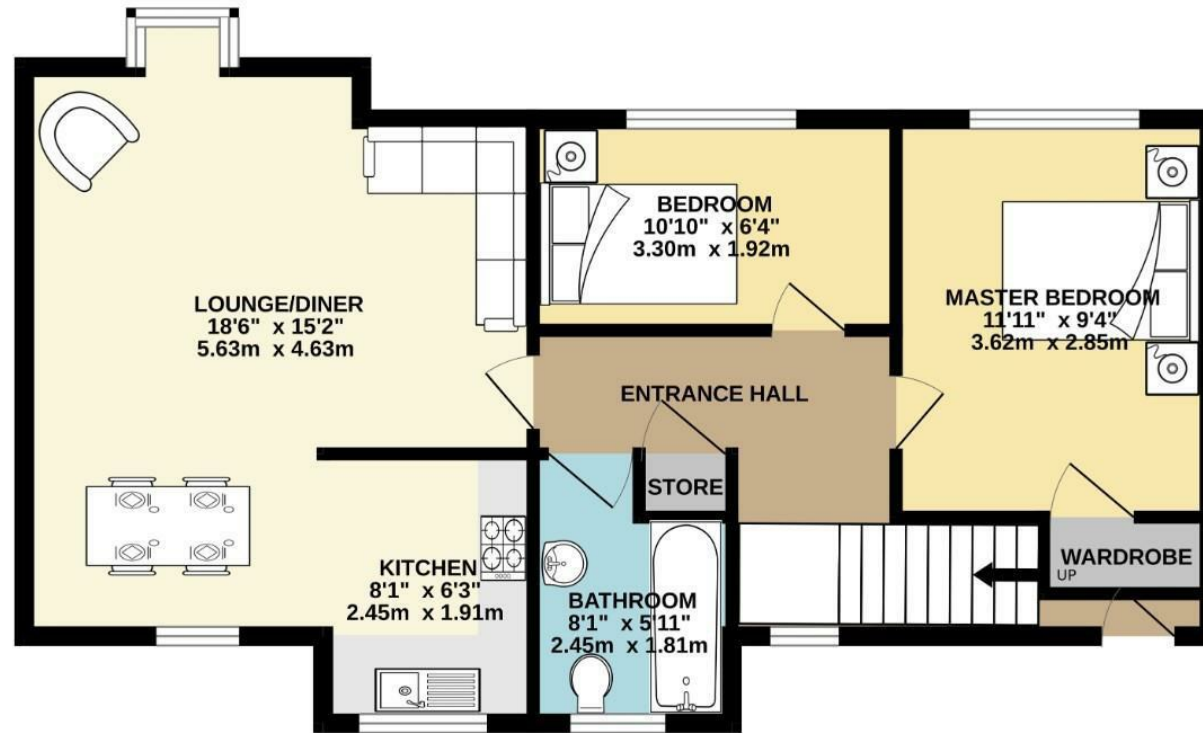
**Floor Area** - 597.00 sq ft

**Local Authority** - Manchester City Council

**Council Tax** - B



FIRST FLOOR  
597 sq.ft. (55.5 sq.m.) approx.



TOTAL FLOOR AREA : 597 sq.ft. (55.5 sq.m.) approx.  
Measurements are approximate. Not to scale. Illustrative purposes only  
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Offices also at: Wilmslow, Macclesfield, Hale, Sale, Chorlton, Glossop, Manchester & Salford

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