



All enquiries Ref: Brian Grante



- Freehold two floor end terrace house requiring updating
- Full vacant possession

**Location:**

Situated on Chorley Road, well positioned for the amenities of Sale, Altrincham, Cheadle and Manchester city centre. Transport options include road links via the M50 and M56, local bus routes, Sale or Brooklands rail station various metro Link Tram stations and Manchester Airport to the south.

**Accommodation:**

First floor: Three bedrooms, bathroom/WC  
 Ground floor: Entrance hall, reception room, kitchen, utility and storage area, cloakroom/WC  
 Outside: Front and rear gardens

**EPC rating:** D

**Council Tax Band:** A

**Potential:**

The property may be suitable for a rear or loft/mansard conversion for additional accommodation – subject to all consents where necessary.

**To view:**

Strictly by arrangement with the auctioneer. Please see important advice for viewers on page 19 of this catalogue.

