

JULIAN
WADDEN



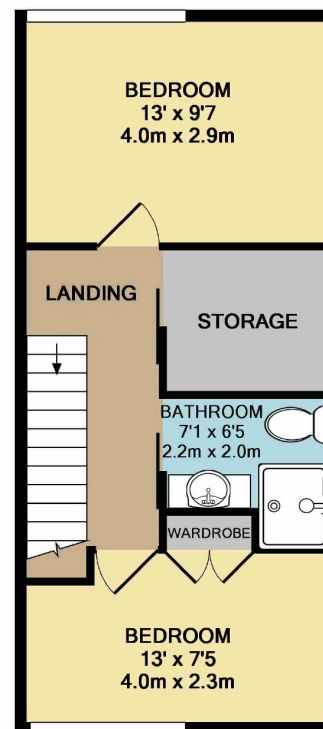
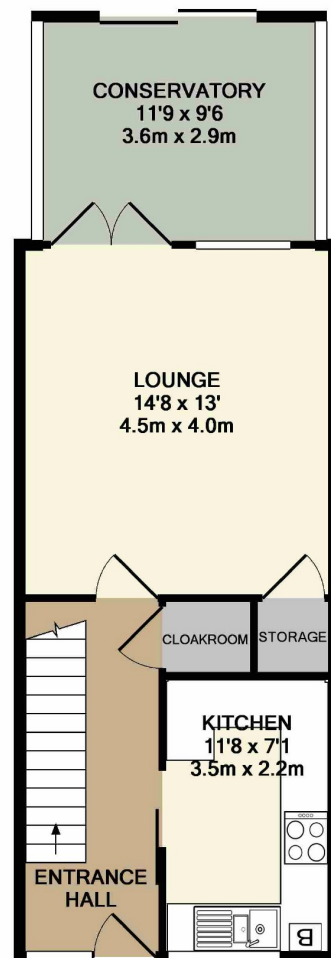
10 Bankhall Road Heaton Moor



Guide price £184,950
Square Footage: 878
Council Tax Band: B
Tenure: Freehold
Service Charge:N/A
Sat Nav Directions: SK4 3JR

Situated in the heart of Heaton Moor is this 1970's two bedroom mews property. In need of cosmetic up-dating and offered to the market with NO CHAIN, this home is an ideal first time purchase or investment. In brief comprising; entrance hallway with cloakroom off, fitted kitchen, spacious living room with storage off and patio doors to a uPVC conservatory looking over the mature rear gardens. Stairs rise to the first floor landing, walk-in storage room, two sizeable bedrooms and a shower room. This property also boasts a modern central heating system and uPVC double glazed windows. Externally there is a low maintenance garden to the front and a secluded mature garden to the rear. A great opportunity for someone to step on the property ladder in a popular zone of Heaton Moor.





GROUND FLOOR
APPROX. FLOOR
AREA 495 SQ.FT.
(45.9 SQ.M.)

1ST FLOOR
APPROX. FLOOR
AREA 383 SQ.FT.
(35.6 SQ.M.)

TOTAL APPROX. FLOOR AREA 878 SQ.FT. (81.6 SQ.M.)

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Please note these particulars have been prepared as a general guidance only. A survey has not been carried out, nor services, appliances or fittings tested. Room sizes should not be relied upon for furnishing purposes and are approximate. Floor plans are for guidance and illustration only and may not be to scale. Neither Julian Wadden & Co, nor the vendor, accept any responsibility in respect of these particulars and if there are any matters likely to affect your decision to buy please consult your legal representative.