

18 Robertshaw Avenue, Chorlton, M21 8ET



*JP & Brimelow*  
SALES



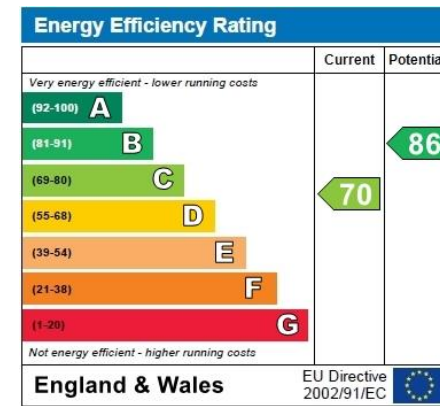
# Price: £295,000

**\*\*VIDEO TOUR AVAILABLE\*\*** A well presented & tastefully extended, **THREE BEDROOMED**, mid-terrace property positioned perfectly for everything available in Chorlton with Chorlton Green a ten-minute walk with Beech Road and its café society, the Nature Reserve on Ivygreen Road and Chorlton Water Park off Maitland Avenue. The property is centrally located for transport links into either the City Centre or Manchester International Airport by either the Metrolink or the bus route on Barlow Moor Road. In brief the well-planned accommodation comprises; entrance hallway, a lounge leading to a spacious conservatory/dining room with access out into the rear lawned gardens and a fitted kitchen/breakfast room to the ground floor. To the first floor there is a landing leading to three good sized bedrooms and a four-piece family bathroom. The property benefits from a driveway providing ample off road parking for several cars, large rear garden with patio areas perfect for entertaining, a modern gas fired central heating system, double glazed throughout, a timber shed with power and lighting ideal for a home office. **FREEHOLD**. The property is ideal for first time buyers, a professional couple or a family due to the highly sought after location and extensive gardens. Early viewing is highly recommended.





EPC Chart



Freehold Council Tax Band: A





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