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72 HUTCHINSON WAY  
Manchester, M26 3AD  
Offers Over £180,000



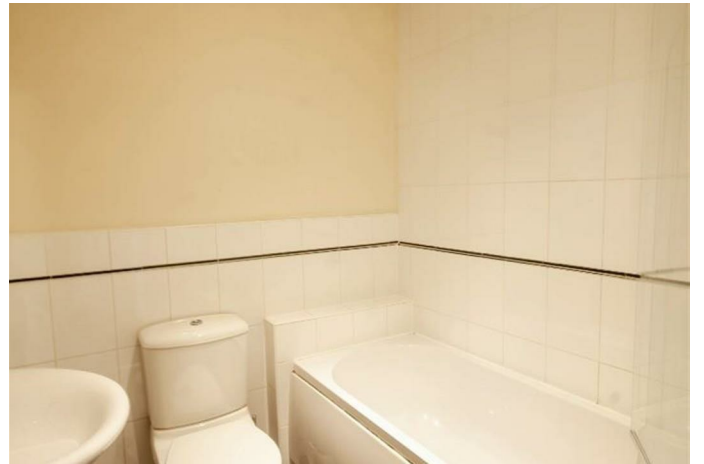
# 72 HUTCHINSON WAY

## Property at a glance

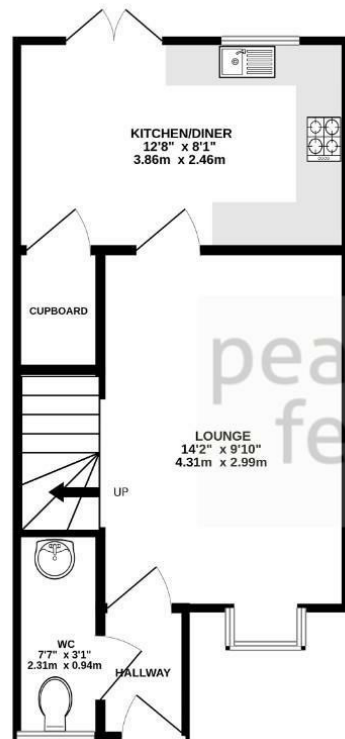
- modern built two bedroom mews built by Morris Homes circa 2007
- conveniently placed for easy access to all local amenities including Radcliffe Metrolink station which is only a short walk away
- ideally suit the first time buyer looking to take those first steps onto the property ladder
- PVC double glazing & gas central heating system
- ground floor guest WC
- modern fitted kitchen with integrated appliances
- modern family bathroom
- gardens to the front and rear and an allocated parking space to the rear of the property
- offered for sale with vacant possession and no onward chain

Offered for sale with vacant possession and no upward chain is this modern built two bedroom mews built by Morris Homes circa 2007 yet conveniently placed for easy access to all local amenities including Radcliffe Metrolink station which is only a short walk away and provides easy access to Manchester City Centre. The property would ideally suit the first time buyer looking to take those first steps onto the property ladder and further features include: PVC double glazing, gas central heating system, ground floor guest WC, modern fitted kitchen with integrated appliances, two bedrooms and a modern family bathroom. Outside - gardens to the front and rear and an allocated parking space to the rear of the property. The accommodation briefly comprises: entrance hallway, ground floor cloakroom/WC, lounge, dining kitchen, first floor, two bedrooms and family bathroom. Outside - gardens to the front and rear and private parking to the rear.

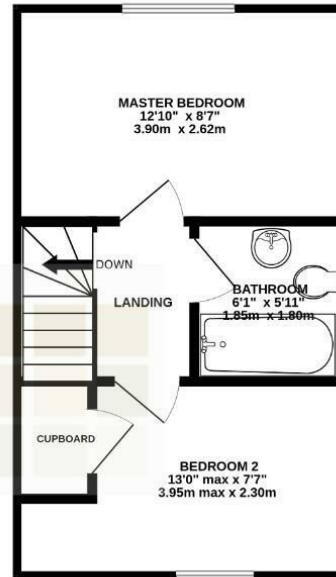




GROUND FLOOR  
313 sq.ft. (29.1 sq.m.) approx.

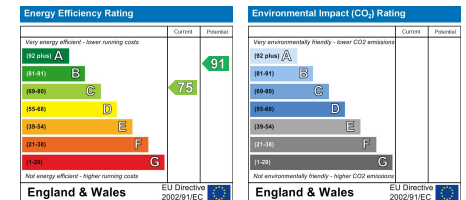


1ST FLOOR  
277 sq.ft. (25.7 sq.m.) approx.



TOTAL FLOOR AREA: 589 sq.ft. (54.8 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.  
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