



# Higham Estate Agents



## 44 Danesway

Swinton, Manchester, M27 4JS

**Asking price £290,000**

HIGHAM ESTATE AGENTS are delighted to offer for sale this immaculate three bedroom extended semi detached home, situated on a large corner plot with gardens to the front, side and rear including a driveway. The property is well located for a range of immediate amenities including shops and local eateries. In addition the property is located in a quiet residential area within easy access to the A6 and A580 meaning Manchester Town Centre is just 15 minutes away. Offered to the market with no onward chain we do not expect this lovely home to be on the market for long.

In brief the home consists an entrance hallway leading to the spacious lounge with double doors leading to the stunning kitchen diner. This space consists of a large dining space with two sets of patio doors leading to the rear gardens giving the space a light and airy feel. A modern fitted kitchen with a range of appliances, breakfast bar, under stairs storage and door leading back through to the entrance hallway. To the first floors sits a larger than average master bedroom with separate good size dressing room, a double sized second bedroom with fitted wardrobes, large single size L shaped third bedroom and a stunning four piece family bathroom including roll top bath and shower cubicle.

Externally this impressive plot offers wrap around front, side and rear gardens all maintained to a high standard with stoned, paved and lawned areas. To the side double gates provide vehicle access for off road parking.

### Viewing

Please contact us on 01942 889080 if you wish to arrange a viewing appointment for this property or require further information.



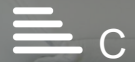
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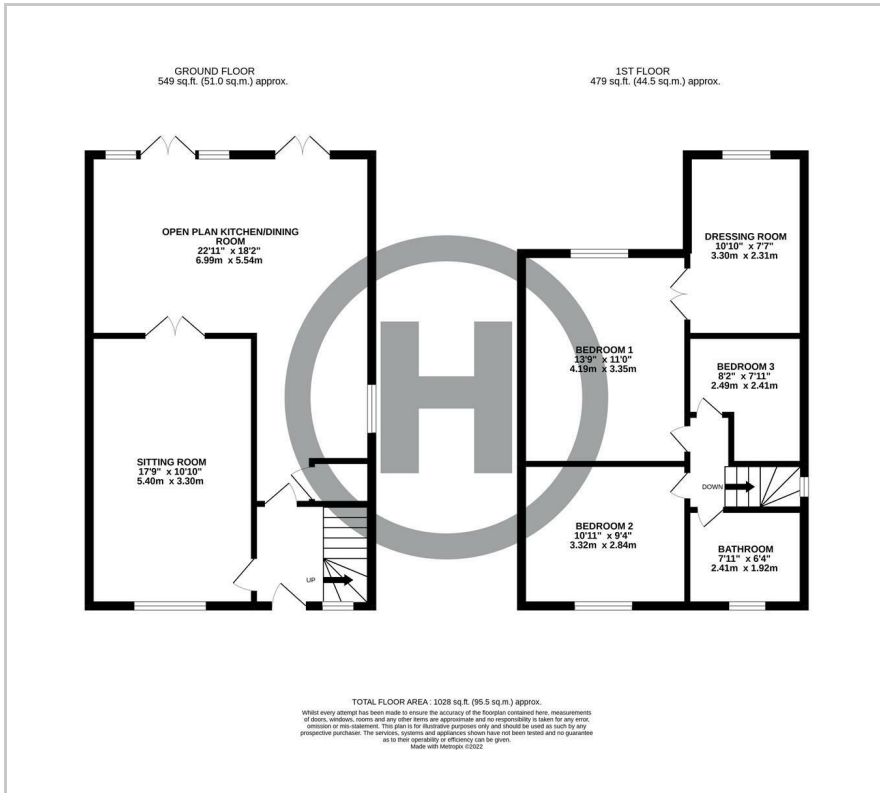


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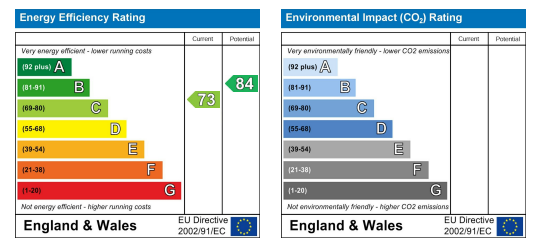
# Floor Plan



# Area Map



# Energy Efficiency Graph



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