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LEES: 102 HIGH STREET, LEES, OLDHAM, OL4 5DJ. T: 0161 628 7660



15 Falls Green Avenue

, Manchester, M40 2BN

Offers In The Region Of £115,000

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Cousins Estate Agents are delighted to present this two-bedroom apartment located on Falls Green Avenue in Manchester. Spanning an area of 506 square feet, this property, built in 2009, offers a wonderful opportunity for those looking to make their mark with a slight renovation.

Upon entering, you will find a spacious lounge and kitchen area that provides a perfect setting for relaxation and entertaining. The apartment features two generously sized double bedrooms, ensuring ample space for comfortable living. The layout is practical and inviting, making it an ideal choice for first-time buyers or investors alike.

The property is situated in a great location, providing easy access to local amenities and transport links, making daily commutes and leisure activities convenient. Security is a priority here, with electric gates at the entrance and a lift within the building, ensuring peace of mind for residents.

Additionally, the apartment falls under council tax band A, making it an economical choice for those mindful of their budget. This property presents a fantastic opportunity to create a personalised living space in a secure and well-maintained environment. We invite you to view this delightful apartment and envision the potential it holds.







Front of property

Hallway

Lounge

Kitchen

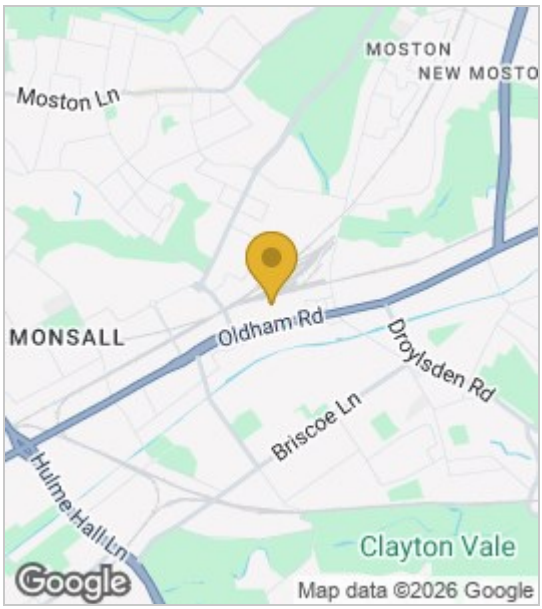
Bedroom one

Bedroom two

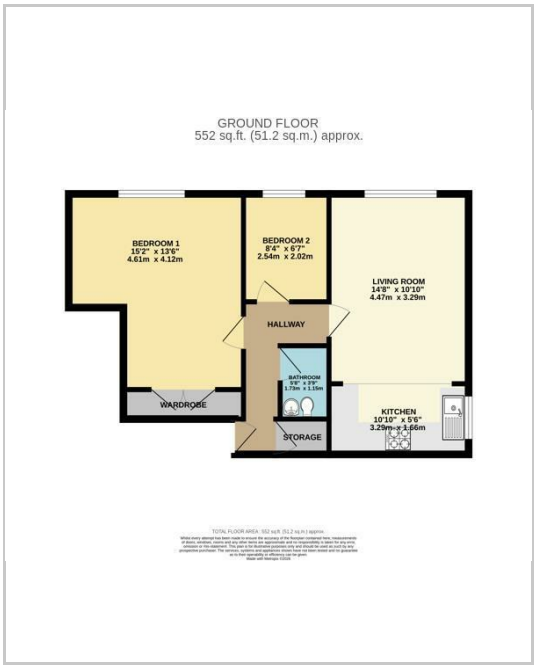
Bathroom

car park

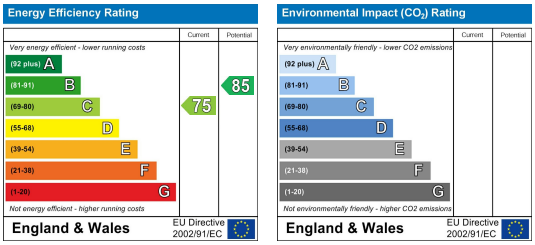
Area Map



Floor Plans



Energy Efficiency Graph



These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firms employment has the authority to make or give any representation or warranty in respect of the property.

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