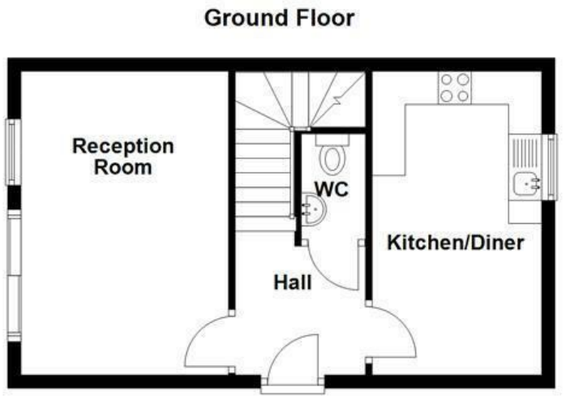
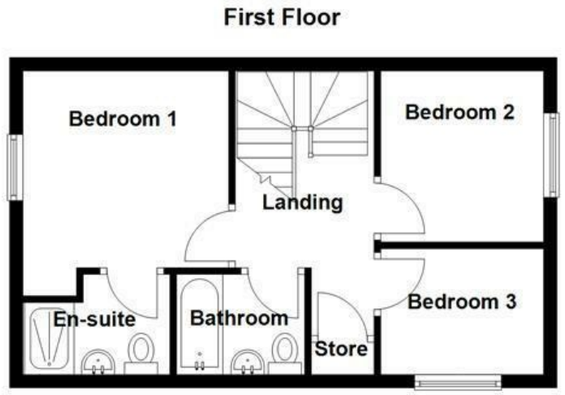
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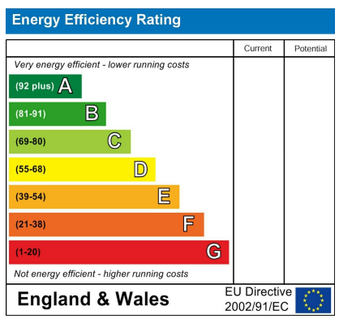












Stancliffe Drive, Manchester, M27 4FU

Offers Over £260,000

A MODERN THREE BEDROOM HOME IN THE HEART OF SWINTON

Located in the sought-after area of Swinton, Manchester, this desirable three-bedroom end-of-terrace house offers a perfect blend of comfort and modern living. Upon entering, you are welcomed into a spacious lounge that provides an ideal space for relaxation and family gatherings. The contemporary kitchen is well-equipped, making it a delightful area for culinary enthusiasts to prepare meals and entertain guests.

The property boasts three generously sized bedrooms on the first floor, with the master bedroom featuring the added luxury of an en suite bathroom, ensuring privacy and convenience. A well-appointed family bathroom serves the other two bedrooms, providing ample facilities for family living.

Outside, the landscaped rear garden presents a tranquil retreat, perfect for enjoying sunny afternoons or hosting barbecues with friends and family. The property is situated in a desirable location, making it an excellent choice for families seeking a welcoming community atmosphere.

This fantastic family home combines modern amenities with a comfortable living space, making it an ideal choice for those looking to settle in a vibrant area of Manchester. Don't miss the opportunity to make this lovely house your new home.

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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www.keenans-estateagents.co.uk

Stancliffe Drive, Manchester, M27 4FU

Offers Over £260,000

3 2 1

- Tenure Leasehold
- Modern fitted kitchen
- Easy access to major motorway links
- EPC Rating TBC
- Council Tax Band C
- Ideal family home
- Enclosed Rear Garden Space
- Three generously sized bedrooms
- Viewing Essential
- Ensuite to master bedroom

Entrance
Composite double glazed frosted door.

Hallway
15'1 x 6'6 (4.60m x 1.98m)

Central heating radiator, tiled flooring, doors to reception room, kitchen and WC, stairs to first floor.

WC
5'3 x 3'2 (1.60m x 0.97m)

Central heating radiator, two piece dual flush WC, pedestal wash basin with traditional taps, extractor fan, lino flooring.

Reception Room
15'1 x 10'4 (4.60m x 3.15m)

UPVC double glazed window, two central heating radiators, UPVC double glazed French doors to rear garden, door to hallway.

Kitchen
15'1 x 8'5 (4.60m x 2.57m)

UPVC double glazed windows, high gloss wall and base units, hard wood effect surface, stainless steel splashback and extractor hood, stainless steel single sink, electric integrated oven, 4 ring gas hob, integrated fridge freezer, integrated dishwasher, extractor fan, vinyl flooring and door to hallway.

First Floor

Landing
11'2 x 10'4 (3.40m x 3.15m)

Doors to bedroom one, two and three, bathroom and storage. Loft access, stairs to ground floor.

Bedroom One
11'2 x 10'4 (3.40m x 3.15m)

UPVC double glazed window, central heating radiator, doors to landing and ensuite.

Ensuite
7'5 x 5'7 (2.26m x 1.70m)

Three piece suite, dual flush w/c, pedestal wash basin with traditional taps, electric feed shower, extractor fan, wood effect lino flooring.

Bedroom Two
8'6 x 8'6 (2.59m x 2.59m)

UPVC double glazed window, central heating radiator, door to landing.

Bedroom Three
8'6 x 6'2 (2.59m x 1.88m)

UPVC double glazed window, central heating radiator, door to landing.

Bathroom
6'4 x 5'7 (1.93m x 1.70m)

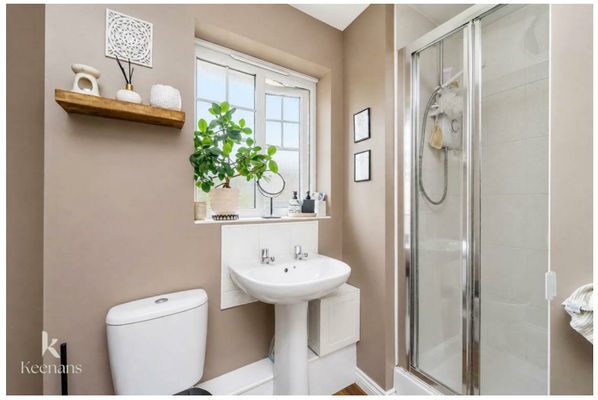
UPVC double glazed window, central heating radiator, three piece suite, dual flush WC, pedestal wash basin with traditional taps, panelled bath with electric feed rinse head, tiled elevations, extractor fan, door to landing and lino flooring.

External

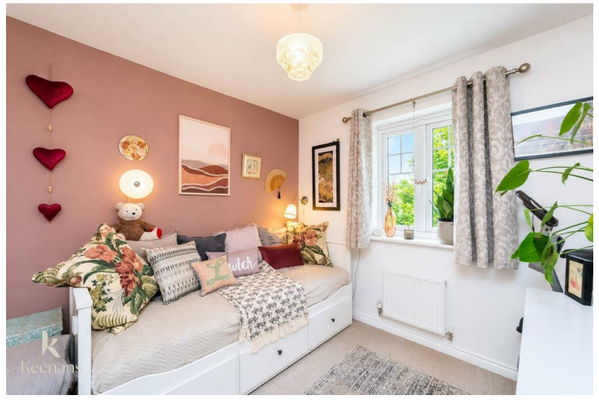
Front

Rear










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