



Oliver James
ESTATE AGENT



The **Negotiator**
Awards 2024
REGIONAL AGENCY
OF THE YEAR
NORTH EAST
& NORTH WEST

SILVER

SCAN ME

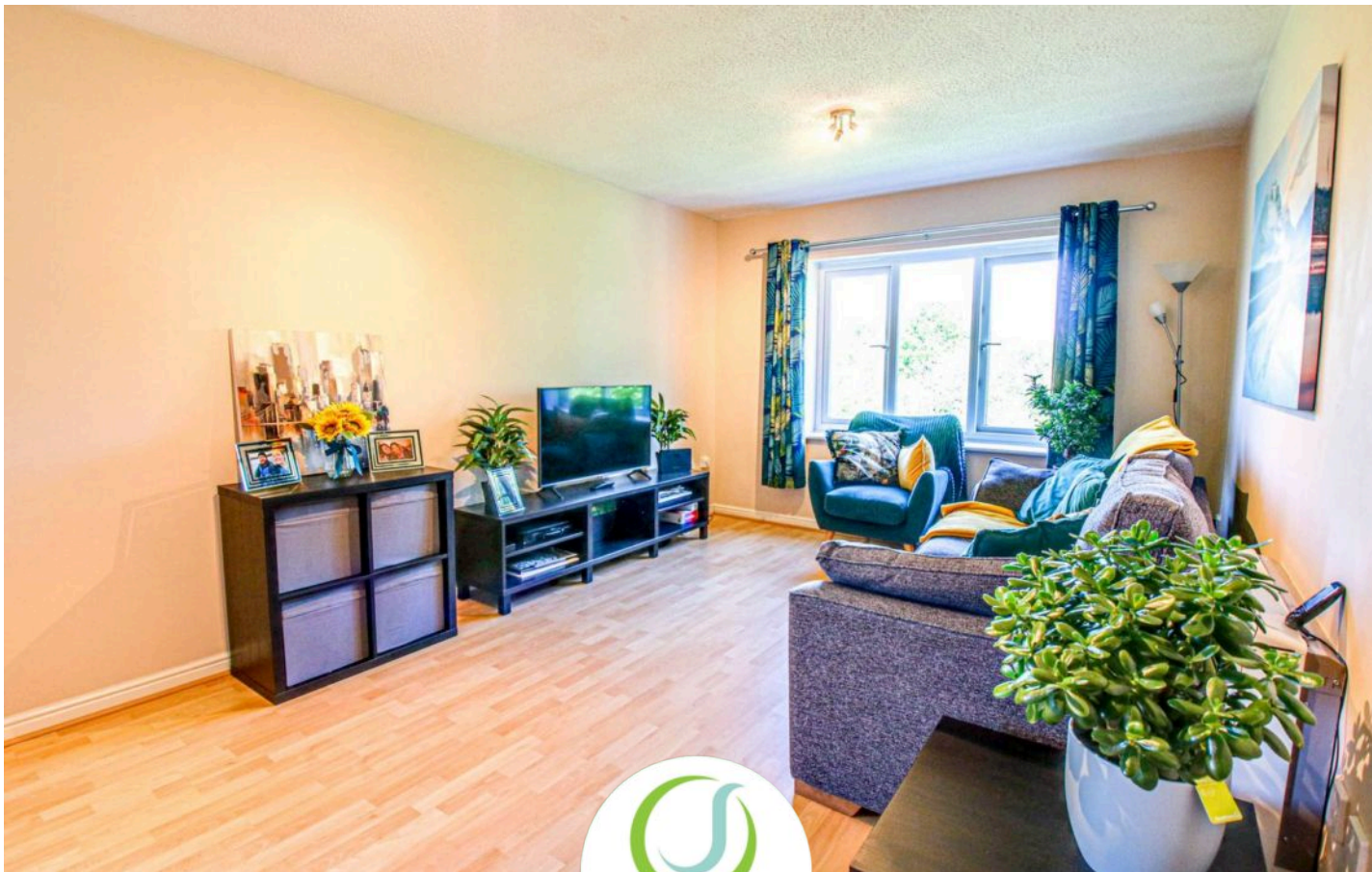


BOOK A VIEWING

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Townsgate Way, Irlam

In Excess of £140,000



69 Townsgate Way

Irlam, Manchester

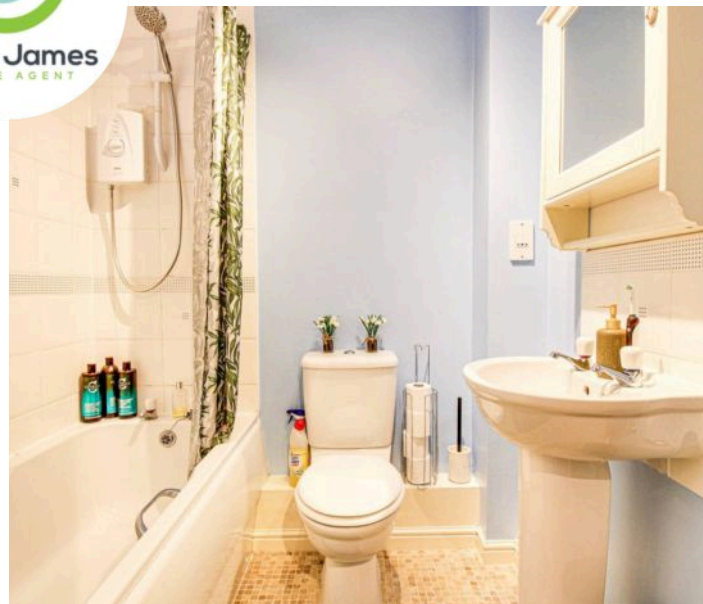
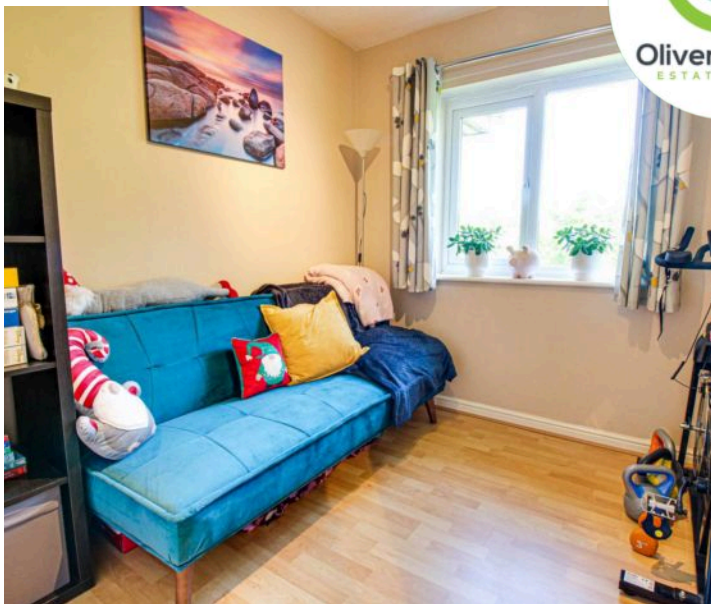
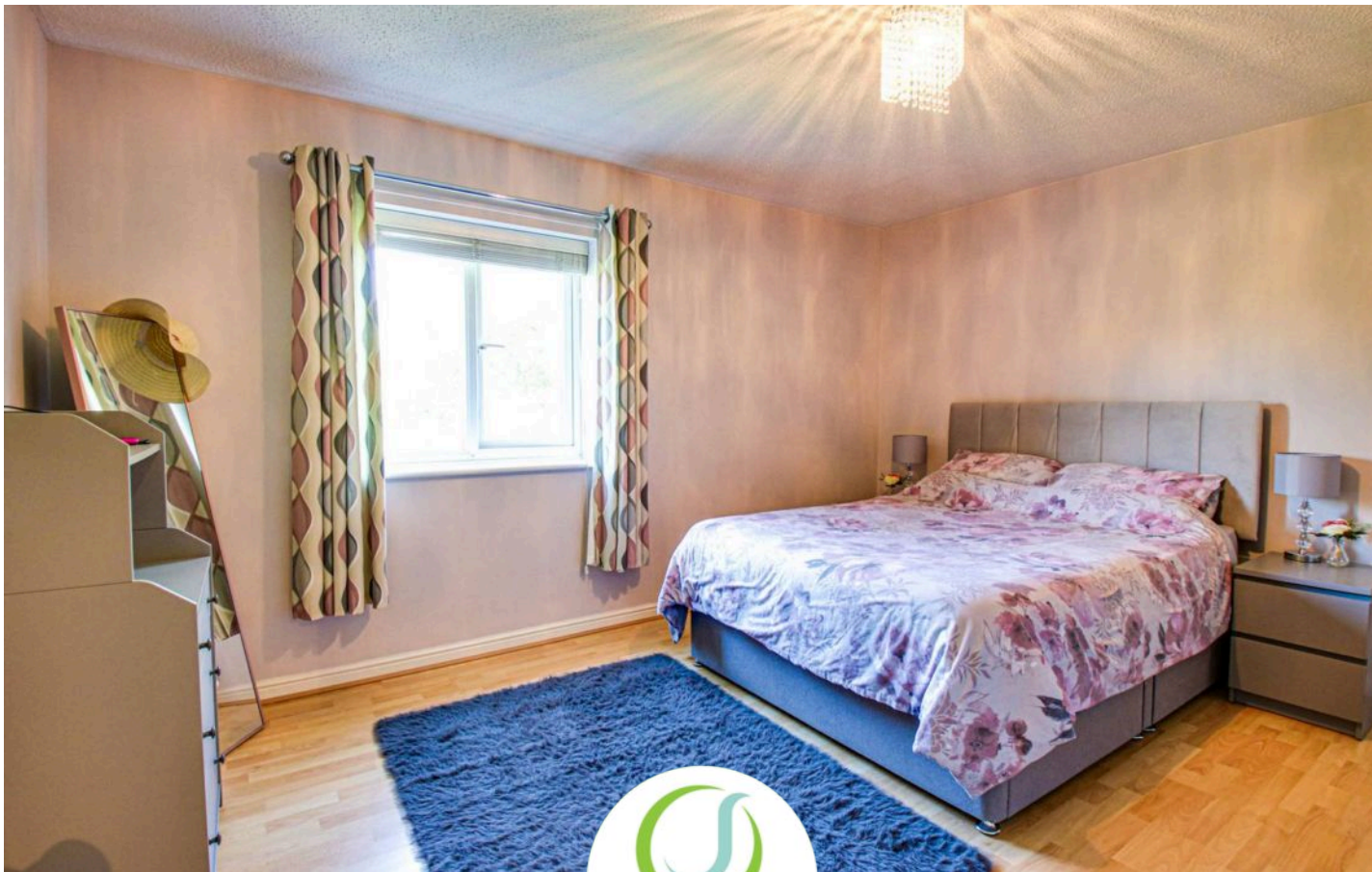
Immaculate top-floor 2-bed apartment in sought-after location with panoramic views. Spacious lounge and dining area, modern bathroom, ample bedrooms, parking space, no chain. Ideal for hassle-free modern living.

Council Tax band: TBD

Tenure: Leasehold

- Two Bedroom Apartment
- Top Floor
- Scenic Views
- Large lounge area with Dining Area
- Two good size bedrooms
- Modern Bathroom Suite
- Spacious Hallway
- Parking Space
- No Chain





Hallway

Laminate flooring, electric heater, storage cupboard with plumbing for washing machine and Airing Cupboard. Intercom.

Lounge Diner

22' 0" x 10' 6" (6.70m x 3.20m)

Side and rear facing upvc double glazed window, electric heater and laminate flooring.

Kitchen

6' 3" x 10' 2" (1.90m x 3.10m)

Fitted range of base and wall units, electric oven and hob, stainless steel sink and over work surface tiling.

Main Bedroom

13' 9" x 11' 10" (4.20m x 3.60m)

Side facing upvc double glazed window, laminate flooring and electric heater.

Bedroom Two

8' 2" x 7' 7" (2.50m x 2.30m)

Side facing upvc double glazed window, laminate flooring and electric heater.

Bathroom

5' 11" x 5' 7" (1.80m x 1.70m)

Three piece suite, comprising of low flush WC, pedestal wash basin and panel bath with over shower. Electric towel rail and shaver point.

GARDEN

Communal Garden Area

ALLOCATED PARKING

1 Parking Space







Oliver James

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