



PORTLAND ROAD  
STRETFORD

OFFERS OVER

£220,000

 3 BEDROOMS

 1 BATHROOM

 2 RECEPTIONS

 BAND B



**VITALSPACE**  
INDEPENDENT ESTATE AGENTS

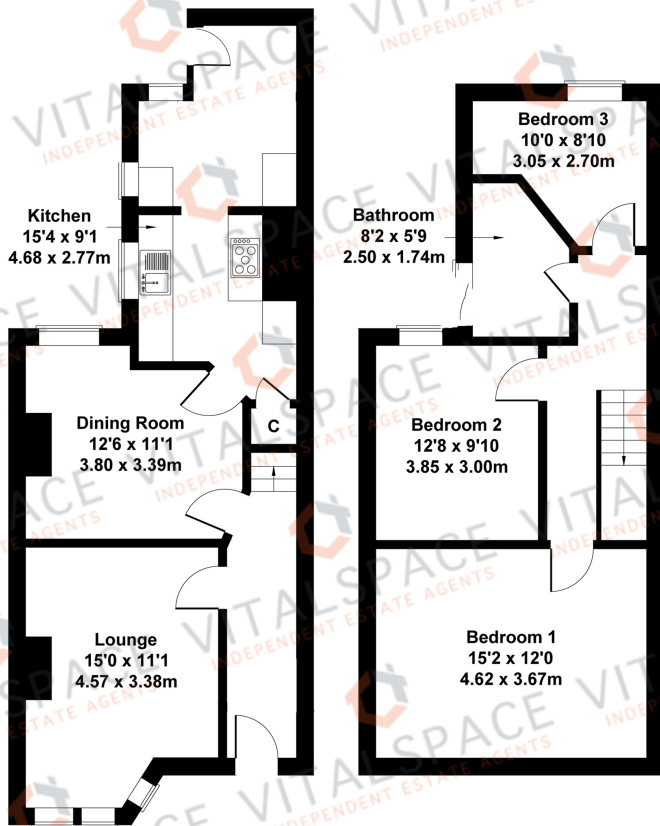


## Portland Road, Stretford, M32 0PE

**\*\*SCOPE TO UPDATE\*\*** - VITALSPACE ESTATE AGENTS are pleased to offer for sale this deceptively spacious THREE BEDROOM period mid terrace property situated in a highly popular residential area just off Chester Road in Stretford. With well planned layout throughout, this fantastic home is ideally placed in the Trafford schools' catchment area. Local amenities are within walking distance, including Gorse Hill Primary School on your doorstep, a selection of shops on Chester Road, Stretford Mall Food Hall with its selection of independent bars and cafés. Close to fantastic local transport links, a Bus route into town at the end of the road, a 10-minute walk to Stretford Metrolink station. In brief, this deceptively spacious period home comprises: entrance hallway, a bay fronted living room, a dining room with views into the rear enclosed courtyard garden and a fitted kitchen with access into the rear courtyard garden. To the first floor there is landing leading to three good sized double bedrooms and a white three-piece bathroom. To the rear of the property, a walled courtyard garden ideal for a table and chairs during those summer months. Contact VitalSpace Estate Agents for further information or to arrange an internal inspection.







**GROUND FLOOR**

**FIRST FLOOR**

Not to Scale. Produced by The Plan Portal 2024  
For Illustrative Purposes Only.

## Features

- Three bedrooms
- Mid terrace property
- uPVC double glazing
- Bay fronted mid terrace
- Popular Stretford location
- Scop to update
- Enclosed rear courtyard
- Gas central heating
- Excellent local amenities
- Viewing recommended

## Frequently Asked Questions

How long have you owned the property for? 45 years

When was the roof last replaced? Not during ownership

How old is the boiler and when was it last inspected? Gas central heating

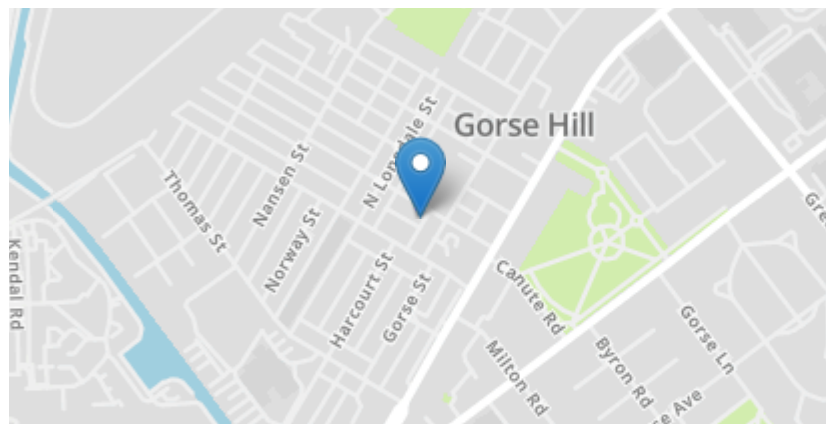
When was the property last rewired? 2020

Which way does the garden face? North/ East facing rear garden

Are there any extensions and if so when were they built? N/A

Reasons for sale of property? Downsize

If you would like to submit an offer on this property, please visit our website – <https://www.vitalspace.co.uk/offer> - and complete our online offer form.



Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92+)	<b>A</b>		
(81-91)	<b>B</b>		88
(69-80)	<b>C</b>		
(55-68)	<b>D</b>	68	
(39-54)	<b>E</b>		
(21-38)	<b>F</b>		
(1-20)	<b>G</b>		
Not energy efficient - higher running costs			
England, Scotland & Wales		EU Directive 2002/91/EC	

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