



LAWNHURST AVENUE  
WYTHENSHAW

£180,000

 2 BEDROOMS

 1 BATHROOM

 1 RECEPTION

 EPC GRADE:- C



**VITALSPACE**  
INDEPENDENT ESTATE AGENTS

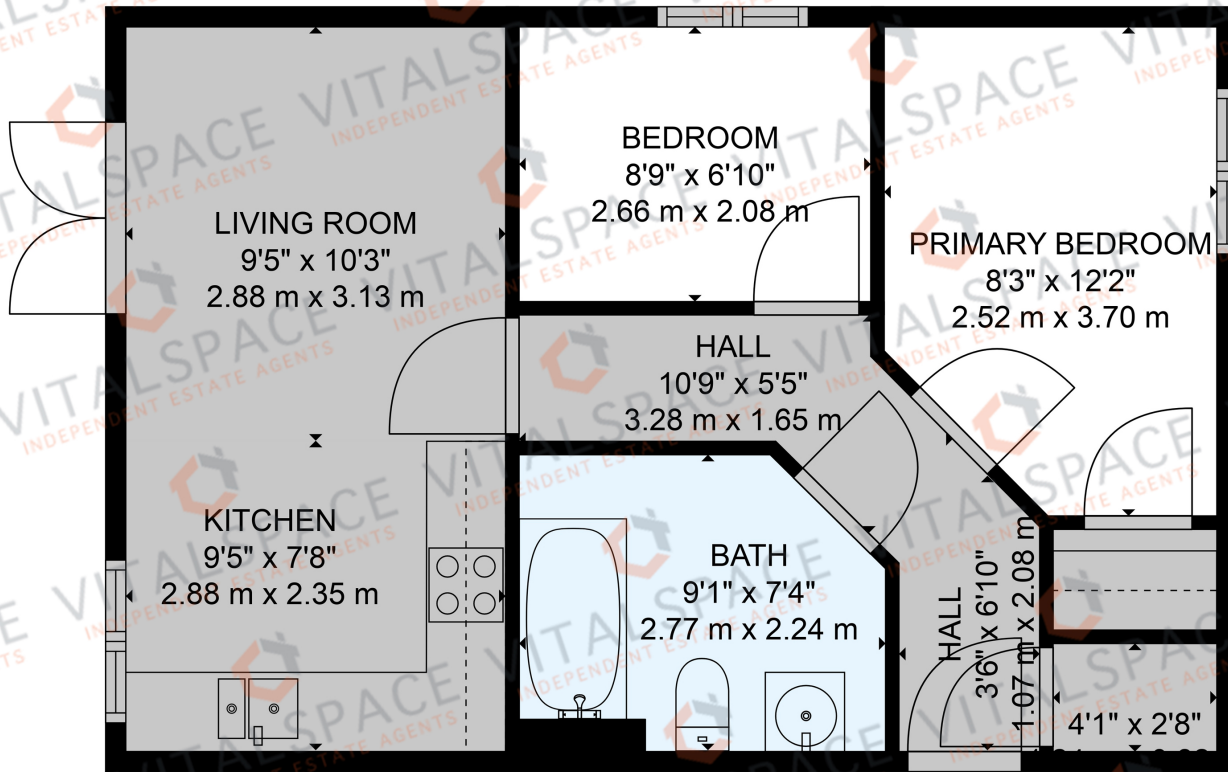


# Lawnhurst Avenue, Wythenshawe, M23 9RW

**\*\*VIDEO TOUR\*\* - \*\*NO ONWARD CHAIN\*\* - VITALSPACE ESTATE AGENTS** are pleased to offer for sale this contemporary TWO BEDROOM top floor apartment boasting modern, immaculately presented accommodation throughout finished to a high specification. Situated in a highly sought-after residential development within walking distance to various amenities including the Metrolink, buses, supermarkets, Wythenshawe Park, Wythenshawe Hospital, and good schools. Manchester Airport and the motorway network are also in close proximity to this apartment. The apartment itself briefly comprises of a welcoming entrance hallway with a video intercom system, an impressive open plan kitchen, living room with double opening doors and a Juliet balcony with a South West aspect allowing ample late afternoon sunlight to enter the room. Additionally, the living room area offers views of the parking space (space 29). The entrance hallway provides access into two generously sized bedrooms, with master bedroom having built in storage alongside a modern tiled three piece bathroom. As mentioned, externally, this apartment also benefits from an allocated parking space surrounded by well kept communal lawned gardens. The layout of this apartment ensures privacy, with no adjoining neighbours; with three external walls, and the fourth wall being the outside hallway. Offered for sale with no onward chain, contact VitalSpace Estate Agents to arrange an internal inspection.







## Features

- Two Bedrooms
- Top floor position
- Well Presented Throughout
- No onward chain
- Allocated Parking Space
- Desirable location
- Open plan dining kitchen
- Juliet Balcony
- Video Intercom System
- Viewing essential

## Frequently Asked Questions

Tenure 1st January 2006 - 107 years remaining

Service Charge £1621.05 per annum

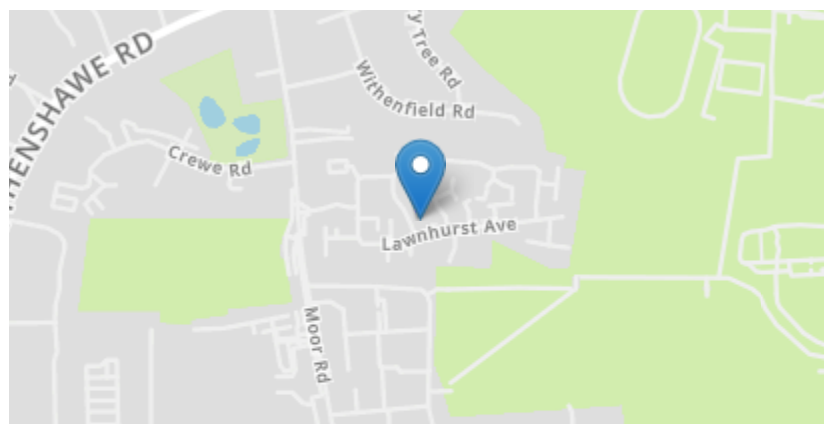
Ground Rent - £200 per annum

Management Company Trinity Estates Management

Council Tax Manchester City Council tax - Band B

Reasons for sale of property? Sale of buy to let property

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.



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