



 2
Bedrooms

 1
Bathroom



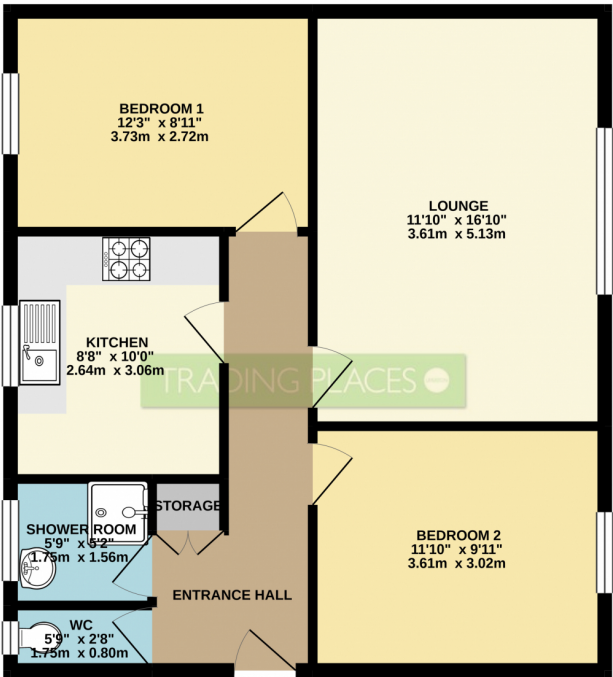
TRADING PLACES ●

Guide price £175,000
Bowers Avenue, Davyhulme, M41



.NO ONWARD CHAIN**** - TRADING PLACES ESTATE AGENTS are pleased to offer for sale this beautifully presented 670SQFT GROUND FLOOR TWO BEDROOM apartment. This property is just five minutes walk to Trafford General Hospital and approached via the ever popular tree lined Bowers Avenue. This apartment is exceptionally spacious and was originally built as doctors quarters. A secure communal entrance door provides access into the communal development hallway. In brief, the accommodation comprises; a large welcoming entrance hallway, 16ft living room, two double bedrooms, a modern kitchen and a shower room alongside a separate WC. This development contains just four apartment and is ideally located for the Trafford Centre, local bus routes and is within easy reach of Urmston and its bustling town centre. Secure gated car parking can also be found to the rear of the development.

GROUND FLOOR
643 sq.ft. (59.8 sq.m.) approx.



TOTAL FLOOR AREA - 643 sq.ft. (59.8 sq.m.) approx.
Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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The image shows the Energy Performance Certificate (EPC) logo, which consists of a house icon with a vertical bar inside representing energy efficiency levels from A (green) to G (red). To the right of the logo, the text 'EPC' is written in large, bold, red letters. Below this, the text 'Coming soon' is written in large, bold, black letters. A red horizontal bar with a small white star is positioned below the text.

