



£1,900 per month
Northenden Road, Sale, M33 3BS



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Step into the past at number 36 a sympathetically renovated and imposing period end terrace which has been characterfully and meticulously restored to a high modern standard by the present owners.

Sorry no pets allowed for this let.

This highly desirable home has **THREE DOUBLE BEDROOMS** (two to the first floor and one in the re-purposed cellar), **TWO SHOWER ROOM/W.C's** and a **FAMILY BATHROOM/W.C!**

It is situated conveniently for the amenities of Sale

Step into the impressive and welcoming entrance hall with its period style patterned floor tiles and original Victorian balustrade staircase. From here enter the good sized, fully equipped breakfast kitchen, with lovely views to the rear and side gardens and a large range cooker.

Alternatively from the hall, you can enter the spacious living room, bright, airy and elegant, also enjoying pleasant views to the surrounding gardens.

Descending from the hall you will discover a lower hall, off of which you can discover a double bedroom, a shower room/w.c. and a utility/ storage room.

On the first floor you will be impressed by two double bedrooms, the master bedroom having the benefit of an en-suite shower room/w.c.

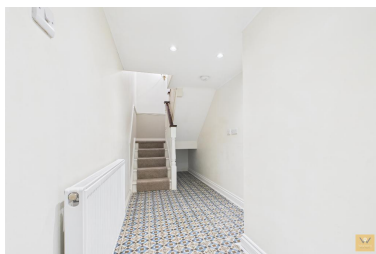
To the second floor there is an additional family bathroom/w.c.

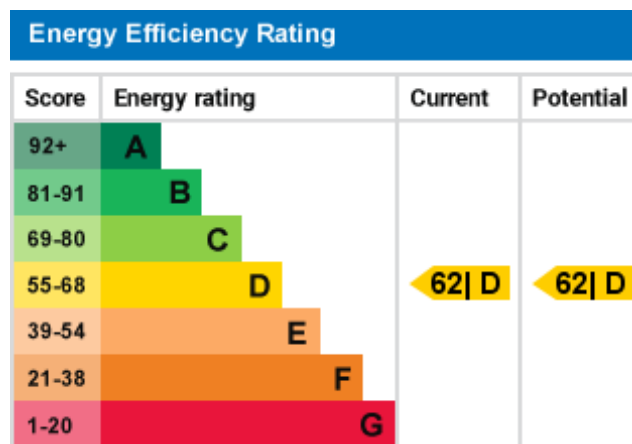
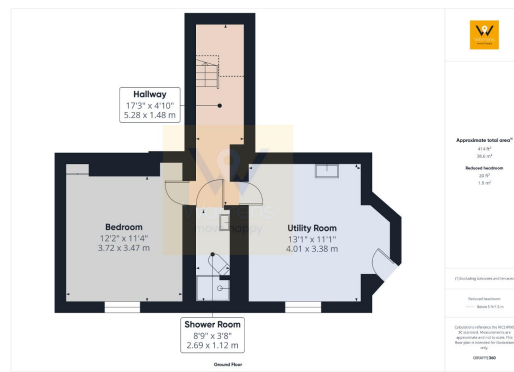
The home is set within communal grounds, part of a development of two wonderful properties both with private gardens. You will be impressed with the gardens which comes with this home. An additional benefit here is that a gardener will be included to help with the garden maintenance. The garden forms part of the landscaped grounds which includes off road parking (two allocated spaces).

It goes without saying that another noteworthy feature which will surely draw you to this handsome home is the convenient location and its proximity to the facilities of Sale along with Sale train station which is only a one minute walk away.

As a bonus, this home is council tax B.

There is a lot to love here. Number 36 presents an intriguing opportunity to make home in historic period elegance in the heart of Sale.





Please note it is not our company policy to test services, heating systems and domestic appliances, therefore we cannot verify that they are in working order. Prospective purchasers are advised to obtain verification from their solicitors and/or surveyors.

For more details please call us on **0161 260 0444** or send an email to enquiries@warrensonline.co.uk.