



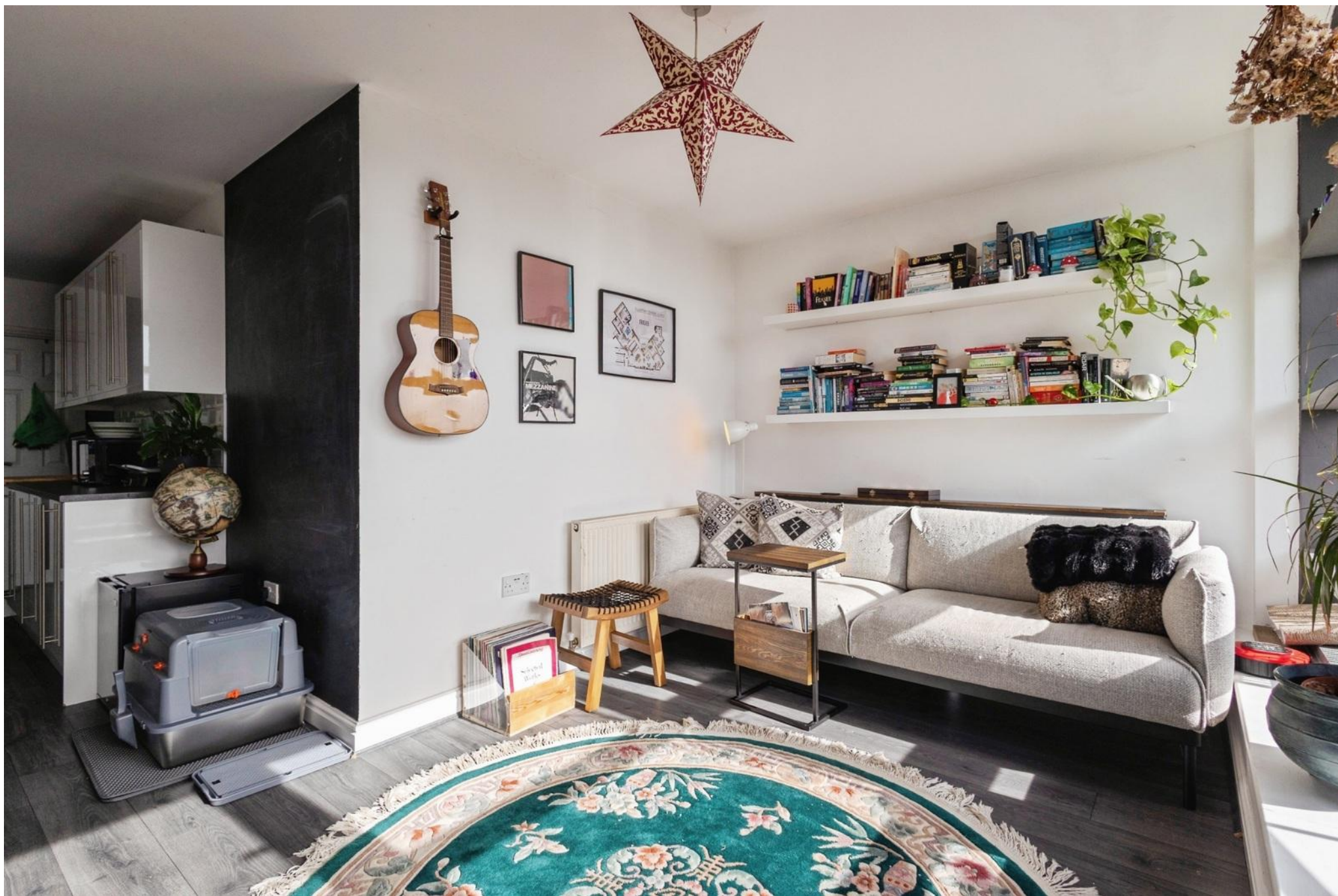
EPC: C

Anson Road, Manchester, Greater Manchester

Asking Price: £210,000

bridgfords







Positioned on the top floor of the popular Fitzwilliam Court development, this well-presented three-bedroom apartment offers spacious and modern accommodation, ideal for first-time buyers, professionals, or investors alike.

The heart of the home is the impressive open-plan kitchen and living area, providing a bright and sociable space for both everyday living and entertaining. From the lounge, doors open onto a large private balcony, creating a fantastic outdoor space to relax and enjoy the elevated outlook.

The apartment offers two double bedrooms and a further single bedroom, making it suitable for a variety of buyers, including families, professionals and those requiring a home office. The master bedroom benefits from a contemporary en-suite shower room, while a modern family bathroom serves the remaining accommodation. A useful storage cupboard provides valuable additional practicality.

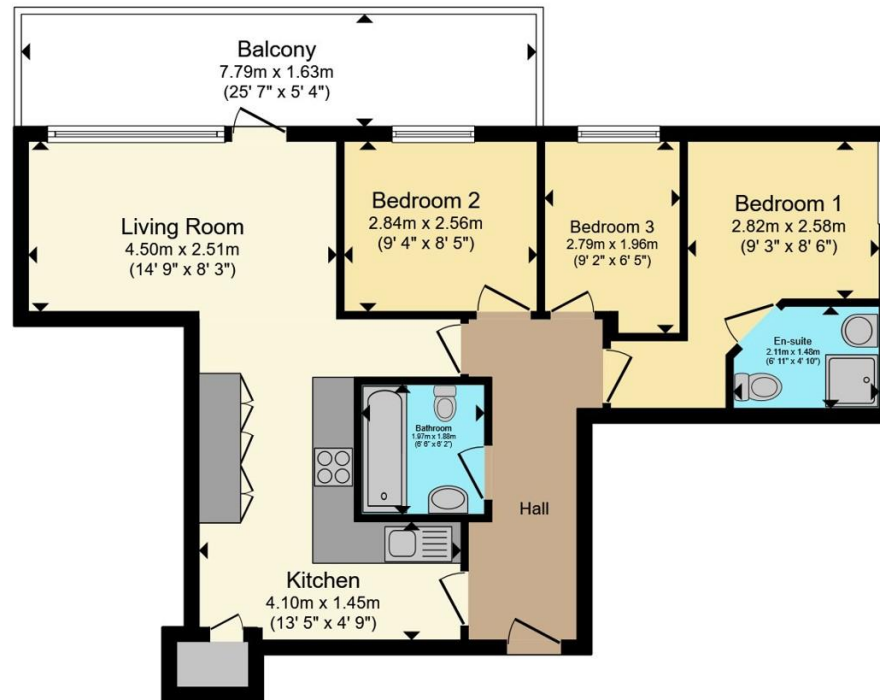
Further benefits include lift access to all floors, secure entry to the development, and an allocated parking space.

Fitzwilliam Court enjoys an excellent location within Fallowfield, offering easy access to Manchester City Centre via frequent bus routes along Wilmslow Road. The property is within easy reach of both The University of Manchester and Manchester Metropolitan University, as well as Manchester Royal Infirmary and the wider Oxford Road corridor. The vibrant Curry Mile, renowned for its wide selection of restaurants, cafés and local amenities, is just a short distance away, while nearby parks and leisure facilities further enhance the appeal of this convenient and popular residential location.

This is a fantastic opportunity to acquire a spacious apartment in a well-connected area, offering modern living, excellent amenities and strong transport links on the doorstep.

Please note that an AML fee is chargeable to the buyer once an offer is accepted to cover the cost of carrying out the required identity and anti-money laundering checks. Once these checks have been completed, the fee cannot be refunded, even if the property purchase does not go ahead.





4th Floor

Total floor area 62.7 m² (675 sq.ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by PropertyBox





Council Tax Band: **B**

Tenure: **Leasehold**

Service Charge: **£1,200**

Years Left on Lease: **777**

Ground Rent: **£75**

Viewing by appointment

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Interested parties should satisfy themselves, by inspection or otherwise as to the accuracy of the description given and any floor plans shown in these property details. All measurements, distances and areas listed are approximate. Fixtures, fittings and other items are NOT included unless specified in these details. Please note that any services, heating systems, or appliances have not been tested and no warranty can be given or implied as to their working order.

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