

JULIAN
WADDEN





Plot 10 Mauldeth Green
Burnage
Guide price £325,000



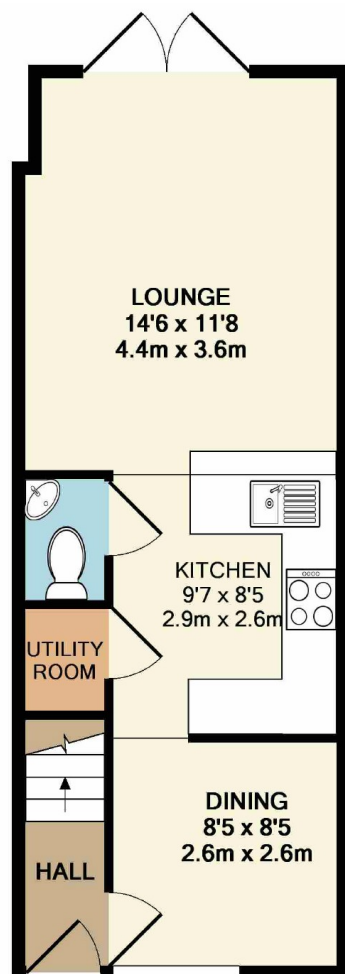
Square Footage:
Council Tax Band:
Tenure: Leasehold
Service Charge: Around £250pa
Sat Nav Directions: M19 1DZ

The Dane - A 4 bedroom property offering 1150 sq ft of stunning accommodation over 3 floors, and is a Semi-Detached property.

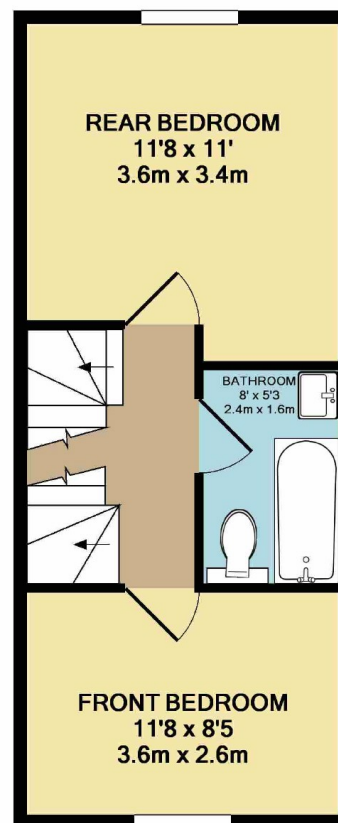
Entrance hall with a separate WC, stunning open plan living area comprises of the dining and kitchen area leading into the Lounge area. On the first floor, there are two double bedrooms and the family bathroom. To the second floor is the master bedroom and en-suite and a further fourth double bedroom.

*NB - Photographs illustrate the show house only.

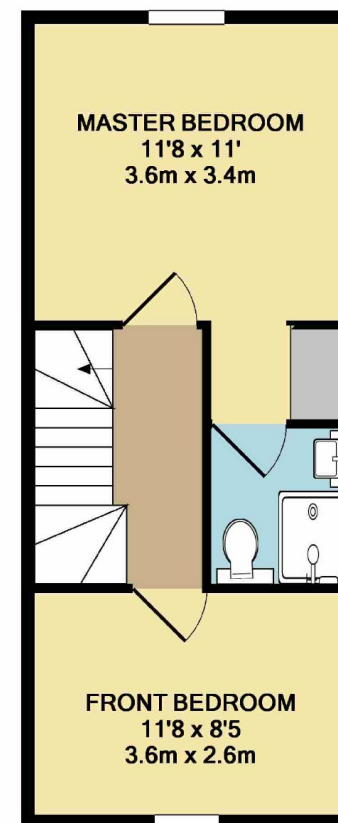




GROUND FLOOR
APPROX. FLOOR
AREA 377 SQ.FT.
(35.0 SQ.M.)



1ST FLOOR
APPROX. FLOOR
AREA 338 SQ.FT.
(31.4 SQ.M.)



2ND FLOOR
APPROX. FLOOR
AREA 338 SQ.FT.
(31.4 SQ.M.)

TOTAL APPROX. FLOOR AREA 1053 SQ.FT. (97.8 SQ.M.)

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Please note these particulars have been prepared as a general guidance only. A survey has not been carried out, nor services, appliances or fittings tested. Room sizes should not be relied upon for furnishing purposes and are approximate. Floor plans are for guidance and illustration only and may not be to scale. Neither Julian Wadden & Co, nor the vendor, accept any responsibility in respect of these particulars and if there are any matters likely to affect your decision to buy please consult your legal representative.