



# Willow Tree Court Aldred Street, Eccles

Manchester



In Excess of £130,000



# Willow Tree Court

Manchester

Modern two bed flat in residential development. Open plan living, fitted kitchen, two double bedrooms, residents' parking. Close to amenities, transport links. Ideal first home/downsize. Council Tax band: B

Tenure: Leasehold

- Beautifully Presented Second Floor Apartment
- Fabulous Open Plan Living and Dining Space
- Modern Fitted Kitchen with Ample Storage & Serving Space
- Two Generous Double Bedrooms
- Timeless White Three Piece Bathroom Suite
- Well Kept Communal Area & Gardens
- Residents Parking Space
- Well Served by Public Transport & Motorway Links and Close to Many Local Amenities





### Entrance Hallway

Featuring ceiling light point.

### Lounge

12' 4" x 12' 10" (3.76m x 3.90m)

Featuring ceiling light point, double glazed front window, electric radiator. Fitted with laminate flooring.

### Kitchen

11' 0" x 8' 0" (3.36m x 2.44m)

Featuring complementary wall and base units with integral hob and oven. Space for a washing machine and undercounter fridge. Complete with a ceiling light point, double glazed front window and lino flooring.

### Bedroom One

13' 5" x 9' 6" (4.09m x 2.89m)

Featuring built-in wardrobes. Complete with a ceiling light point, double glazed rear window and electric radiator. Fitted with laminate flooring.

### Bedroom Two

7' 5" x 8' 3" (2.25m x 2.52m)

Featuring ceiling light point, double glazed rear window, electric radiator. Fitted with carpet flooring.

### Bathroom

7' 11" x 5' 7" (2.42m x 1.71m)

Featuring three piece suite including hand wash basin, w/c, bath with a shower overhead. Complete with ceiling light point. Fitted with lino flooring and tiled walls.



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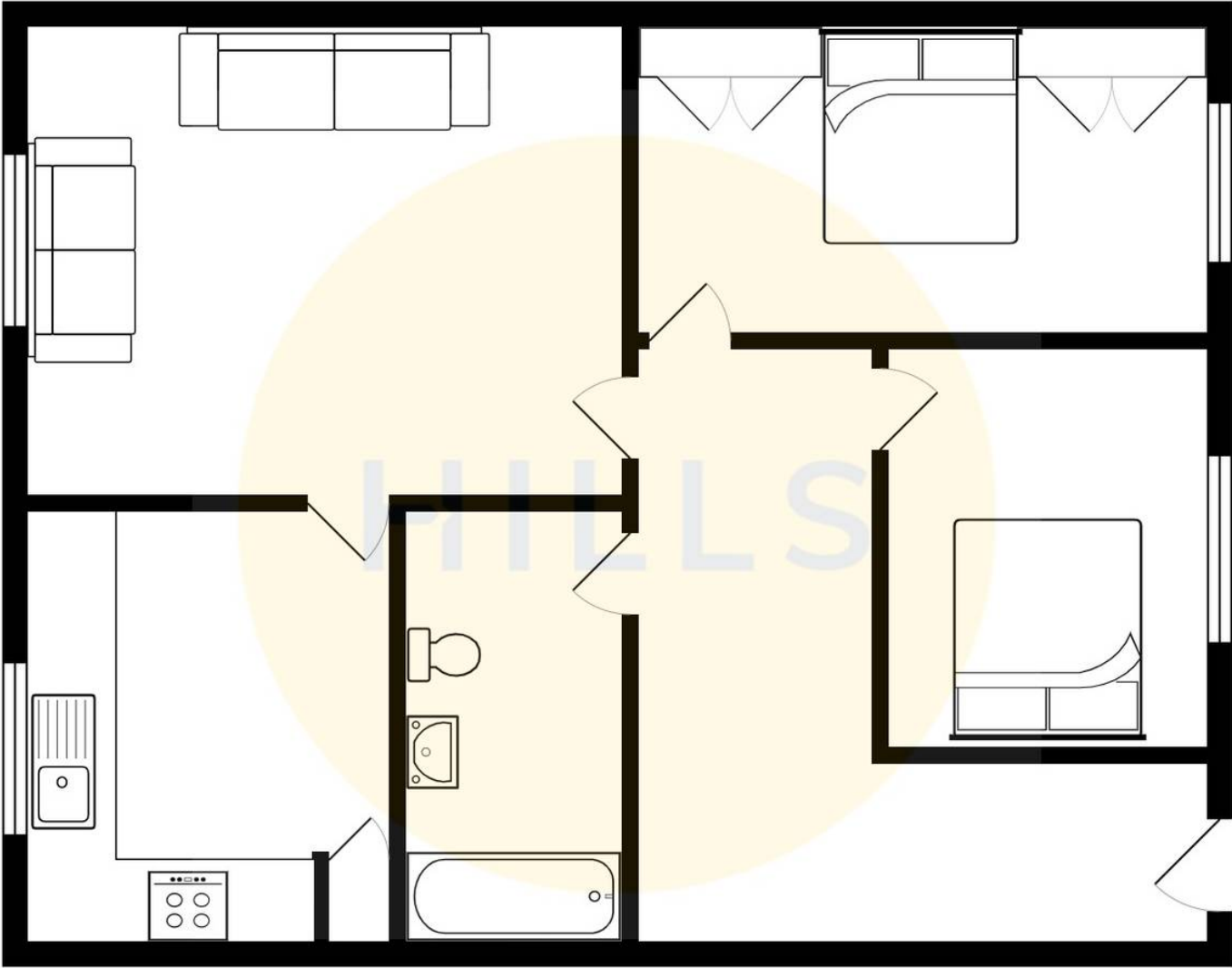






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