

LOT

14

138 Cedar Court, Longfield Centre, Prestwich, Manchester M25 1GZ

GUIDE PRICE **£135,000+***

VACANT RESIDENTIAL

- A two bedroomed duplex apartment • Double glazing • Electric heating • 24 hour concierge
- Lift access • Secure parking

A two bedroomed duplex apartment located within the heart of Prestwich Village. The property benefits from double glazing, electric heating, 24 hour concierge, lift access and a secure underground parking space. The property is in good order and would be suitable for immediate occupation or investment purposes. Cash buyers only.

Situated Located in Prestwich Village close to Bury New Road (A56) in a popular and well established residential location within close proximity to local shopping amenities, tram links, bars and restaurants.

Ground Floor Communal Entrance.

Flat Ground Floor Entrance, two Double Bedrooms (Master with En-Suite), Bathroom/WC.

Flat First Floor Open Plan Kitchen/Living Room.

Tenure There is a term of 150 years (less 10days) starting from the 06th April 2002, there are currently 133 years left on the lease. Ground rent £150.00, Rent Charge 1: £5.00 to be paid yearly on the 24/06, Rent Charge 2: £2.10 and £12.8

EPC Rating D

