

**Auction**

2 bed apartment to buy in M20

208 Palatine Road, Manchester, Greater Manchester, M20 2WF

£180,000 Starting Bid

🏠 x2 🚗 x1 🚗 x1

Tenure

Leasehold

Underground parking

Property features

- ✓ Being sold via 'Secure Sale'
- ✓ Excellent location
- ✓ No vendor chain
- ✓ Immediate 'exchange of contracts' available
- ✓ EPC Rating D

Key Information

- ✓ Council Tax: Band C
- ✓ EPC Rating: D
- ✓ Heating supply: Electric

Description

Being Sold via Secure Sale online bidding. Terms & Conditions apply. Starting Bid £200,000.

This property will be legally prepared enabling any interested buyer to secure the property immediately once their bid/offer has been accepted. Ultimately a transparent process which provides speed, security and certainty for all parties.

Welcome to Riverside Lodge, a charming ground floor flat located on the picturesque Palatine Road. This delightful property offers a perfect blend of comfort and convenience, making it an ideal choice for first-time buyers, those looking to downsize and for investment purposes.

The apartment features a spacious open plan living/kitchen, providing a warm and inviting space for relaxation and entertaining. There are also two well-proportioned bedrooms and two modern bathrooms, adding to the convenience and functionality of the property.

One of the standout features of this flat is the allocated parking for one vehicle, a valuable asset in this bustling area. Residents will appreciate the ease of access to local amenities, including shops, cafes, and parks, all within a short distance. Didsbury is known for its vibrant community and excellent transport links, making it easy to explore the wider Manchester area.

This property is being offered at auction, presenting a unique opportunity for savvy buyers to secure a home in a sought-after location. Whether you are looking to invest or find your next home, Riverside Lodge is a property not to be missed. Embrace the chance to make this lovely flat your own and enjoy all that Didsbury has to offer.

Main Entrance -

Private Entrance Hallway -

Living Kitchen/Diner -

Bedroom One -

En-Suite -

Bedroom Two -

Bathroom -

Externally - The development is accessed via remote controlled gates.

Council Tax Band: C

Tenure: Leasehold

Length of Lease: 279

Annual Ground Rent Amount: £200.00

Annual Service Charge Amount: £2,519.00

Price: Starting Bid £180,000

Property Type: Apartment


Parking: Underground

Risk of floods and or erosion: Yes

Flooded in last 5 years: Yes

Heating: Electric



Energy Efficiency Rating		
	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92-100) A		
(81-91) B		
(69-80) C		
(55-68) D	67	68
(39-54) E		
(21-38) F		
(1-20) G		
<i>Not energy efficient - higher running costs</i>		
England, Scotland & Wales		EU Directive 2002/91/EC 

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Contact your local branch today for more information on this property:

4 Middle Gate, Newark, Nottinghamshire, NG24 1AG, Tel: 01636 558 540, <https://oliver-reilly.co.uk/>

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