



Apt 8 Cottonfields, 77-85 Barlow Moor Road, Didsbury, Manchester
Manchester

£400,000

**GASCOIGNE
HALMAN**

THE AREA'S LEADING ESTATE AGENCY



Apartment 8 Cottonfields, 77-85 Barlow Moor Road

Didsbury, Manchester

Council Tax band: D

Tenure: Leasehold

EPC Energy Efficiency Rating: B

- A Spacious and Well Presented First Floor Apartment
- Located in the Ever Popular Cottonfields and Only Moments from Didsbury Village
- Two Good Sized Bedrooms with an Impressive Principal Bedroom Including a Walk In Wardrobe and En-Suite
- Further Family Bathroom and Useful Utility Room
- Stunning and Modern Open Plan Living/Dining Kitchen Complete with Under Floor Heating
- Private Balcony and Secure Allocated Underground Parking



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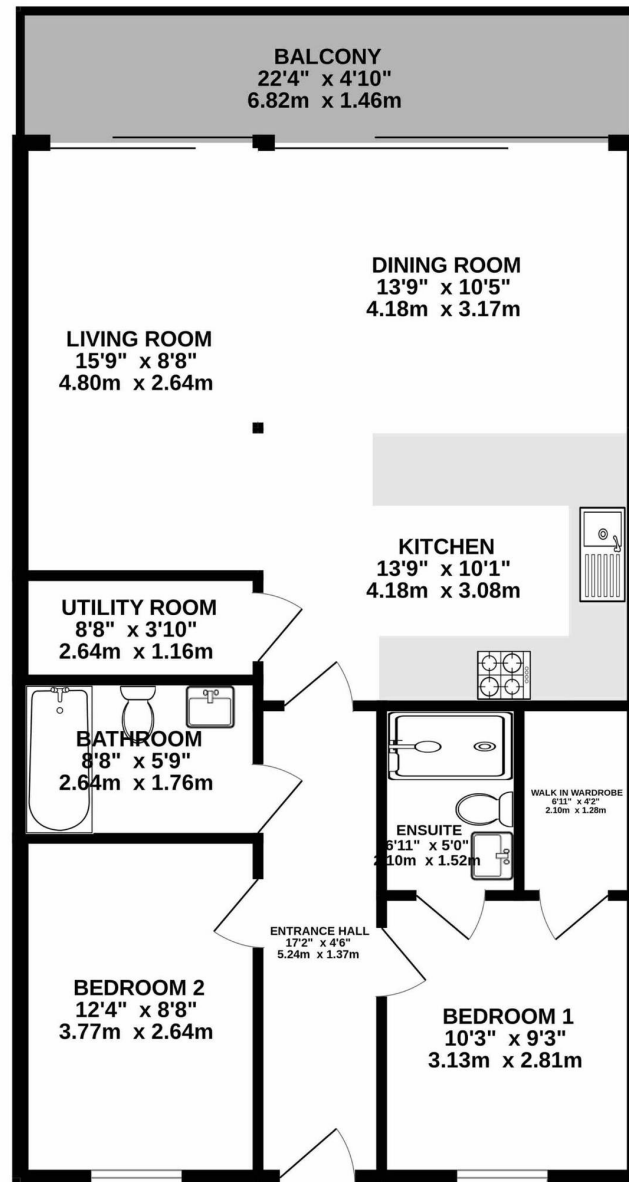
This spacious and beautifully presented first floor apartment offers an exceptional opportunity to enjoy contemporary living in the ever popular Cottonfields development, just moments from the vibrant heart of Didsbury Village.

The property features two generously proportioned bedrooms, including an impressive principal suite that benefits from a walk in wardrobe and a sleek en-suite shower room. The second bedroom is also well sized, ideal for guests or a home office,. A further stylish family bathroom is finished to a high standard, complemented by a useful utility room that adds valuable storage and practicality to the home. The heart of the apartment is the stunning open plan living, dining, and kitchen area, which is thoughtfully designed to create a bright and inviting space. The kitchen is modern and fully fitted, with integrated appliances and ample cabinetry, while the apartment benefits from under floor heating.

Residents will appreciate the private balcony, which offers a tranquil spot to unwind and enjoy the surroundings. Further benefits include secure allocated underground parking, lift access to all floors, and a well maintained communal entrance. The location is ideal for those looking to live close to Didsbury Village, with a wide range of independent shops, cafes, restaurants, and excellent transport links all within easy reach.



FIRST FLOOR
843 sq.ft. (78.3 sq.m.) approx.





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