





Blackcarr Road, Manchester, M23

Asking Price

£349,950

Three Bedroom Semi Detached Family Home

Spacious Throughout

Bespoke Family Bathroom with Underfloor Heating

EPC Rating C

Two Good Size Reception Rooms

No Chain Vendor

Off Road Parking with Garage

Large South West Facing Rear Garden

Downstairs WC

Fantastic Location

This beautifully presented three bedroom semi detached family home on Blackcarr Road offers a wonderful opportunity to purchase a spacious and welcoming home in a fantastic location, with the added advantage of no chain vendor. Thoughtfully arranged and generous throughout, it is the kind of property that immediately feels warm, practical and full of potential for family life, entertaining and everyday comfort.



Inside, the home offers two good size reception rooms, giving you the flexibility to create spaces that suit your lifestyle perfectly. Whether you want a cosy lounge for relaxing evenings, a stylish dining room for hosting friends and family, a playroom, or even a home working space, the layout lends itself beautifully to modern living. The overall sense of space makes this a home that feels easy to live in from the moment you step through the door.



The kitchen and ground floor arrangement are complemented by a convenient downstairs WC, adding practicality for busy households and visiting guests alike. Upstairs, the property continues to impress with three well-proportioned bedrooms and a bespoke family bathroom with underfloor heating, bringing a touch of luxury to the everyday routine. The bathroom has been designed to feel both elegant and comfortable, offering a calm, polished space to unwind.



One of the standout features of this home is the large south west facing rear garden. Perfect for enjoying sunny afternoons and longer evenings, it provides an ideal setting for children to play, summer dining, gardening, or simply relaxing outdoors with a coffee or a glass of wine. It is a lovely extension of the living space and adds to the home's strong sense of lifestyle appeal.



Further benefits include off road parking with garage, making day to day life that little bit easier, along with an EPC rating C. Altogether, this is a home that balances charm, practicality and comfort in equal measure, making it especially appealing to anyone looking for a property that is ready to enjoy while still offering the chance to make it truly their own.



The location is another real advantage, with supermarkets, schools, leisure facilities, healthcare services and rail links all within easy reach, helping to make everyday life convenient and well connected. This is an area that suits family living particularly well, with a strong sense of accessibility and community.

If you are looking to buy a home that offers space, warmth, flexibility and a garden made for making memories, this property is easy to fall in love with. With its spacious layout, stylish bespoke bathroom, excellent outdoor space and no onward chain, it is a smart and attractive choice for anyone wanting a home that supports both busy routines and quieter moments beautifully.



Ground Floor
Entrance Hall
Firstly walk into the entrance porch then into the carpeted hallway with two cloaks, under stair storage and alarm panel, radiator, leading to all ground floor rooms.

Lounge
11' (3m 64cm) 11'' x 15' (4m 60cm) 1''
Spacious lounge with carpet to floor, Upvc double glazed leaded Bay fronted window, feature electric fire with decorative surround, radiator, ample space for free standing bedroom furniture.



Dining Room
10' (3m 30cm) 10'' x 11' (3m 50cm) 6''
Large dining room with carpet to floor, feature coal effect electric fire with a decorative slate hearth and surround, radiator, Upvc double glazed patio doors leading onto the patio area. Ample space for dining table and chairs.



Kitchen
7' (2m 38cm) 10'' x 11' (3m 52cm) 7''
Fully fitted kitchen with ample base and eye level units with a complimentary work surface with tiled splash backs, inset four ring gas hob and electric oven, upright fridge freezer, washing maching and dishwasher, one and half sink unit with modern mixer tap, Upvc double glazed window to the rear aspect, door to the rear garden, wood effect vinyl to floor.



Downstairs WC
Vinyl to floor, low level WC, hand wash basin.

First Floor
Bedroom One
11' (3m 64cm) 11'' x 15' (4m 60cm) 1''
Great size double bedroom with carpet to floor, radiator, Upvc double glazed Bay fronted window, full wall of fitted wardrobes. Ample space for a double bed and free standing bedroom furniture.



Bedroom Two
10' (3m 32cm) 11'' x 11' (3m 50cm) 6''
Secoond double bedroom with carpet to floor, radiator, Upvc double glazed window to the rear aspect. Ample space for a double bed and free standing bedroom furniture.

Bedroom Three
6' (1m 82cm) 9'' x 9' (2m 74cm) 5''
Single bedroom with carpet to floor, radiator, Upvc double glazed window to the front aspect.



Family Bathroom
7' (2m 38cm) 10'' x 8' (2m 46cm) 1''
Bespoke fully tiled wet room style bathroom with adjustable shower, low level WC, pedestal hand wash basin, under floor heating, Upvc double glazed window to the rear aspect, chrome towel radiator, cupboard or the combi-boiler.



Garage
8' (2m 68cm) 10'' x 16' (5m 14cm) 10''
Fantastic for car or personal storage or can be made into a third reception room with planning approval. With a separate electric consumer unit and two up and over doors one being electrically operated.

Outside
The front garden has a large paved driveway to one side and lawn to the other bordered by mature hedgerow. The rear garden is mainly laid to lawn with a two paved patio areas one under cover bordered by wood panel fencing and mature

plants and shrubbery.



Disclaimer

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