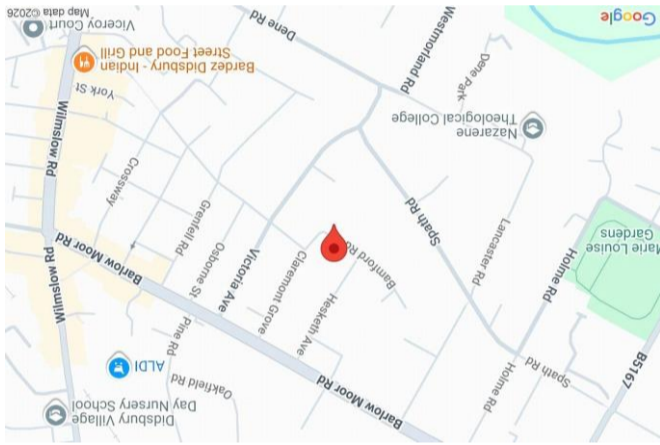


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TOTAL FLOOR AREA : 1942 sq.ft. (180.4 sq.m.) approx.
 Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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679-681 Wilmslow Road, Didsbury, Manchester, M20 6RA
 0161 448 1234 | didsbury@philipjames.co.uk | www.philipjames.co.uk
 PHILIP JAMES KENNEDY



PHILIP JAMES
KENNEDY

3 BAMFORD ROAD
DIDSBURY VILLAGE, M20 2QP



ASKING PRICE £775,000

An ATTRACTIVE and GENEROUSLY PROPORTIONED VICTORIAN MANSION TERRACE with TRADITIONAL FEATURES throughout. The property boasts five bedrooms, two bathrooms and two generously proportioned reception rooms, perfect for everyday family living and entertaining.

Occupying a South Westerly garden plot with off-street parking, the property is located in the heart of Didsbury Village, just a stone's throw of local shops, café bars, and the Metrolink, as well as being within the catchment of local reputable schools. 1942 Sq.Ft

The accommodation is set over four floors and consists of an entrance hallway with stairs rising to the first floor. Opening from the hallway is the beautifully proportioned living room with a working cast iron fireplace and a large bay window with beautiful coloured leaded features, flooding the room with natural light.

Further down the hallway is the dining room, with high ceilings and views of the garden.

To the rear of the ground floor is the kitchen, fitted with a comprehensive range of stylish units and integrated appliances. The kitchen provides access out to the attractive decking and South Westerly facing garden through bi-folding doors.

Stairs from the hallway lead down to the lower ground floor, creating further space for use as a home office, workshop or utility space - please be advised that there are no building regs - sold as seen.

Stairs from the hallway rise to the first floor, revealing two generous double bedrooms. The principal bedroom benefits from bespoke fitted wardrobes and features a traditional Victorian fireplace. The floor is served by the contemporary three-piece family bathroom.

To the second floor are two further double bedrooms and a further single bedroom, which could also be used as an office space.

The property is approached via the block paved driveway. To the rear is the landscaped garden enjoying a South Westerly aspect. There is a raised decked terrace accessed from the living kitchen that provides an excellent outside entertaining space in the warmer months. There is also a lawned area which is fringed by mature trees and planting.

Leasehold
Approx. 1942 Sq.Ft
Council Tax Band: E

*"An Impressive Victorian
Mansion Terrace In Prime
Didsbury Village
Location"*

