



Urban Green
75, Seymour Grove
Old Trafford
Trafford
M16

Offers in Excess of £235,000

bettermove

75, Seymour Grove Trafford

Bettermove are proud to present this 2 bedroom apartment in Old Trafford, available with no forward chain.

The property benefits from double glazing, and electric heating throughout, with allocated parking available.

The council tax band is B.

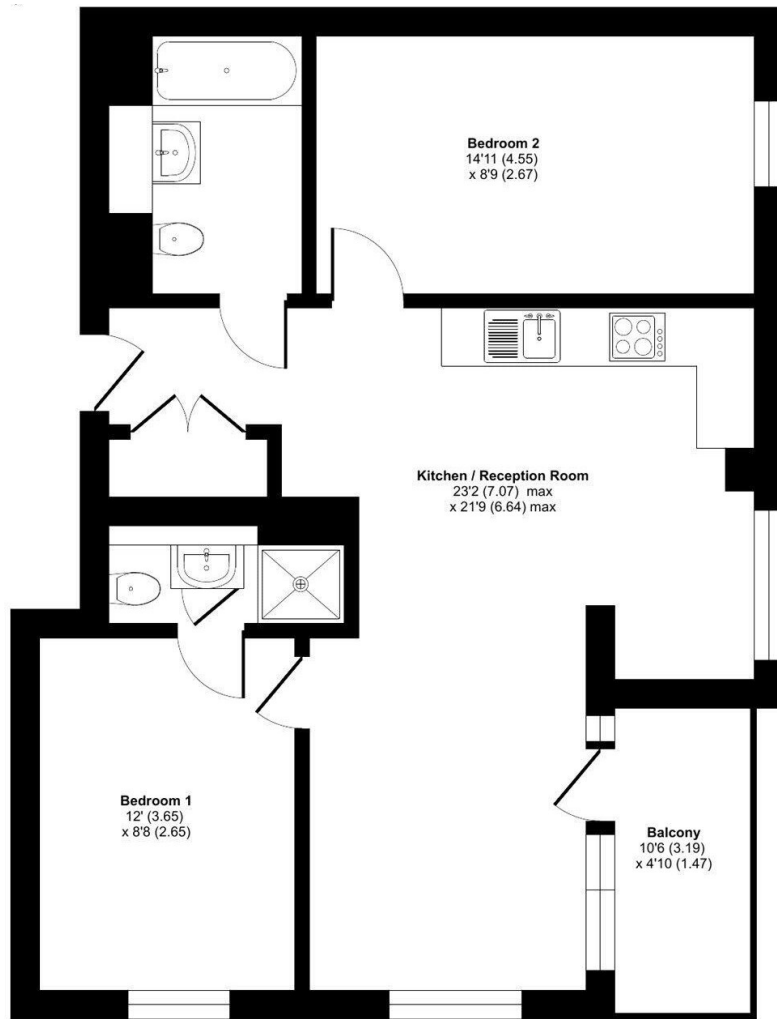
This is a leasehold property with 248 years remaining on the lease; the service charge is £3,200.00 per annum.

The interior of this beautifully presented, second floor property comprises a spacious, open-plan kitchen/reception room, two double bedrooms, with one en-suite, alongside the family bathroom. The exterior boasts a private balcony, perfect for enjoying the summer months.


Located in the popular town of Old Trafford, the property is close to a range of amenities, including shops, supermarkets, restaurants and pubs. Excellent transport connections can be found from Trafford Bar tram stop, a variety of local bus routes, and quick access to the A57(M).


This exciting opportunity should not be missed. All enquiries can be made through Bettermove.

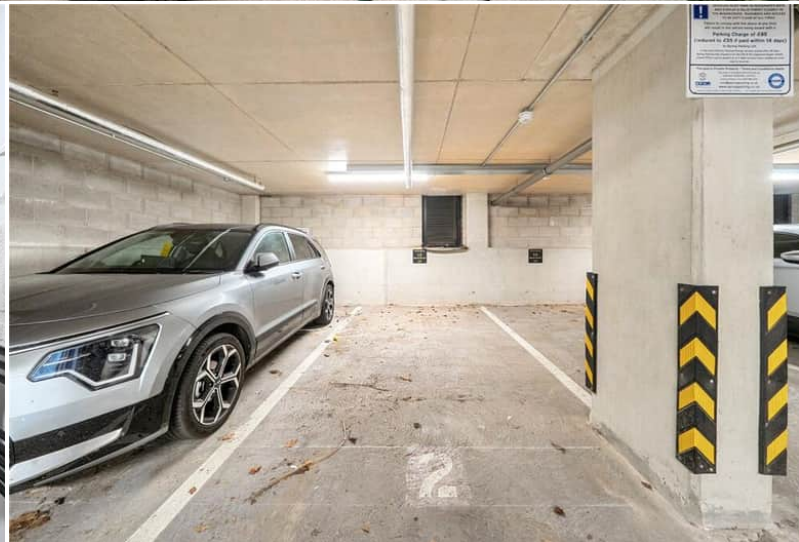




SECOND FLOOR

Energy Efficiency Rating		
	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92+) A		
(81-91) B	84	84
(69-80) C		
(55-68) D		
(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 

Environmental Impact (CO ₂) Rating		
	Current	Potential
<i>Very environmentally friendly - lower CO₂ emissions</i>		
(92+) A		
(81-91) B	86	86
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
<i>Not environmentally friendly - higher CO₂ emissions</i>		
England, Scotland & Wales		
		EU Directive 2002/91/EC 



20-22 Bridge End, Leeds, LS1 4DJ
t: 0330 004 0050 e: hello@bettermove.co.uk
www.bettermove.co.uk