



*jordanfishwick*

88 Brailsford Road, M14 6PY  
£1,075 Per Calendar Month



## Brailsford Road Fallowfield M14 6PY

£1,075 Per Calendar Month



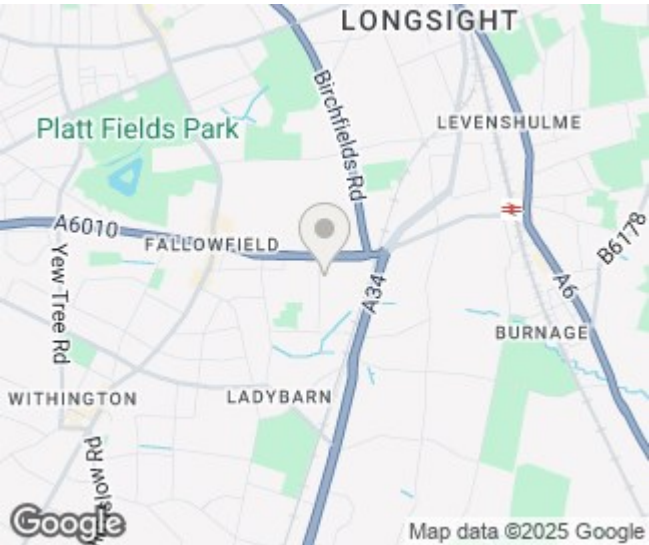
### The Property

\*\*\* AVAILABLE MARCH \*\*\* Great sized property which has been fully renovated in recent years and decorated throughout albeit keeping some original features. Ideal for a small family, couple or professional sharers the house is situated in a great location. In brief it offers; good sized lounge, dining room both with feature fireplaces, modern fitted kitchen with fridge freezer, washing machine and hob/oven. A rear hallway leads to a downstairs bathroom with shower over bath. The first floor offering two double bedrooms complete with furniture and stripped original wooden flooring. Double glazing, gas central heating. Part Furnished. Longer term let preferred. To View Apply Withington 0161 438 2411

View our Virtual Tour Here - <https://youtu.be/6l5xV2JJZFQ>

EPC Rating - E // Council Tax Band B

- Available March
- Two Double Bedrooms
- Two Reception Rooms
- Ideal for Professional Sharers or Couples
- Part Furnished
- Great Location
- Rear Yard
- On Street Parking
- Council Tax Band B
- EPC Rating - E



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) <b>A</b>		
(81-91) <b>B</b>		
(69-80) <b>C</b>		75
(55-68) <b>D</b>	53	
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
Not energy efficient - higher running costs		
<b>England &amp; Wales</b>	EU Directive 2002/91/EC	





These particulars are believed to be accurate but they are not guaranteed and do not form a contract. Neither Jordan Fishwick nor the vendor or lessor accept any responsibility in respect of these particulars, which are not intended to be statements or representations of fact and any intending purchaser or lessee must satisfy himself by inspection or otherwise as to the correctness of each of the statements contained in these particulars. Any floorplans on this brochure are for illustrative purposes only and are not necessarily to scale.

Offices at: Offices at Chorlton, Didsbury, Disley, Hale, Glossop, Macclesfield, Manchester Deansgate, Manchester Whitworth Street, New Mills, Sale, Wilmslow and Withington