



## 13 Atherstone Avenue, M8 4PE

**£1,400 Per Month**



3



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2



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**\*\* 3 BEDROOM SEMI DETACHED HOUSE TO LET IN CRUMPSALL\*\***

Pearson Ferrier are delighted to present this charming three/four-bedroom property, perfectly positioned in a lovely and peaceful cul-de-sac in the sought-after area of Higher Crumpsall.

Ideally located just minutes from Bowker Vale Metro Station, this home offers excellent transport links with easy access to Manchester City Centre and Bury Town Centre. The area is well-served by a fantastic range of local amenities including shops, parks, and places of worship, as well as convenient motorway connections to Manchester and beyond.

