



York Street, Altrincham, WA15
Asking Price Of £1,450 pcm



Property Features

- Two Double Bedroom Mid-Terrace House
- Just Five Minutes Walk to Metro Link and Town Centre
- Private Rear Garden
- Modern Fitted Bathroom and Kitchen
- Available from Early November 2025
- High Ceilings Throughout
- On Street Parking
- Gas Central Heating
- French Doors to Garden
- High Ceiling Throughout

Full Description

A modern well well-presented two double bedroom mid-terrace house, located just a five-minute walk from Altrincham Town Centre. Within easy walking distance of the Metro Link and Train station, as well as the wealth of shops and amenities on offer.

The property offers a private rear garden and on-street parking to the front. This property is available from early November 2025.

The property is offered unfurnished, therefore the new tenant will need to supply their own furnishing. The landlord is looking for a minimum of 12 months initially, with scope to extend thereafter.



ENTRANCE HALL

The house is entered via a hard wood front door with glazed insert, this leads into the entrance hall. The hall is fitted with a pendant light fitting; carpeted flooring; a single panel radiator and doors leading to the dining room and opening to the lounge area. From here one can also climb the balustrade stairs case to the first floor accommodation

DINING ROOM

11' 7" x 10' 11" (3.55m x 3.34m)

The dining room is located to the front of the property, with uPVC double glazed window to the front aspect. This room offers carpeted flooring; a pendant light fitting; a single panel radiator; television and telephone points and plenty of a six seater dining table, side board and bookshelves. This room is open to the lounge area.

LOUNGE

14' 5" x 15' 6" (4.41m x 4.74m)

The lounge is open to the stairs and adjoins the dining room via an opening, plus allows access to the kitchen area. This room is fitted with carpeted flooring; uPVC double glazed window to the rear aspect; a pendant light fitting; a double panel radiator; television point and telephone point. This room is more than large enough to accommodate a large corner sofa; coffee table; side board and further storage items in the space under the stairs.

KITCHEN

9' 3" x 14' 6" (2.84m x 4.43m)

A bright and modern fitted kitchen with uPVC double glazed French doors leading to the rear garden and a uPVC double glazed window to the side aspect. The kitchen is fitted with a range of matching base and eye level storage units; two pendant light fittings; tiled flooring; a recessed stainless steel one and a half bowl sink, with chrome mixer tap over; space and plumbing for a freestanding washing machine and fridge-freezer. There is also a wall mounted combi boiler; tiled splash back; recessed electric four ring hob; electric oven under and stainless steel extractor fan over and single panel radiator.



MASTER BEDROOM

10' 11" x 15' 7" (3.34m x 4.77m)

Located off the first floor landing one will find the spacious master bedroom with uPVC double glazed window to the front aspect. This room comprises of carpeted flooring; a pendant light fitting and a single panelled radiator. This room is large enough to accommodate a king sized bed, wardrobes, chest of draws and dressing table.



BEDROOM TWO

9' 4" x 14' 6" (2.85m x 4.42m)

The second bedroom is another good sized double bedroom. This room is presently utilised as a child's bedroom with bunk beds, but would easily accommodate a double bed, wardrobe and chest of draws. This room offers carpeted flooring; a pendant light fitting; a uPVC double glazed window to the rear aspect and a single panelled radiator.



BATHROOM

9' 2" x 9' 5" (2.81m x 2.88m)

A modern fitted bathroom located off the first floor landing. This room offers a uPVC double glazed frosted glass window to the rear aspect; tiled flooring and part tiled walls; a single panel radiator; low-level WC; bath tub; walk-in shower with glazed screen and chrome thermostatic shower system; a pendant light fitting and a wall mounted hand wash basin with storage cupboard under.

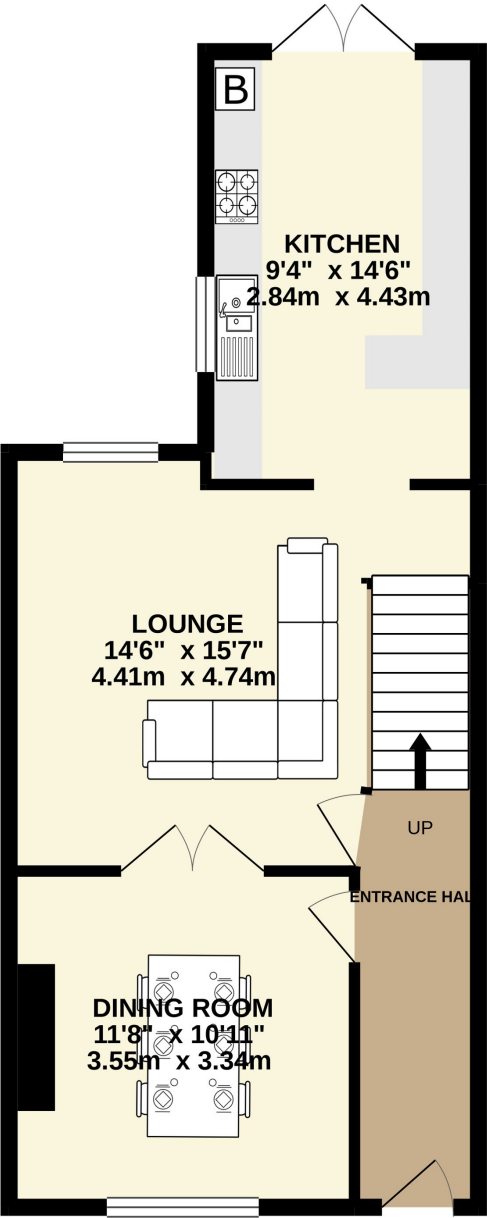


EXTERNAL

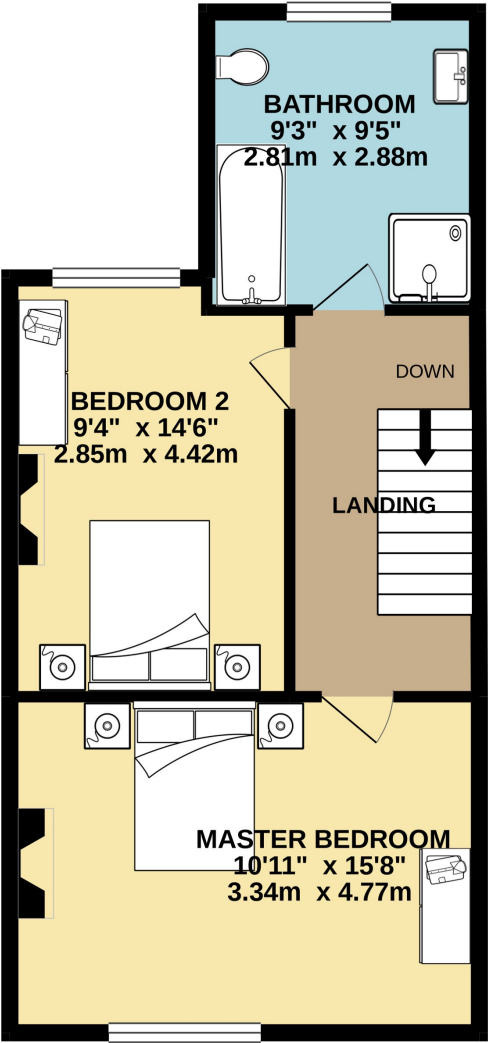
To the rear of the property is a good sized paved patio area, ideal for summer dining. The garden area can be reached via uPVC double glazed French doors from the kitchen area or via a rear gate. The garden is enclosed on three sides by a brick wall, allowing for ample privacy and security.



GROUND FLOOR
545 sq.ft. (50.6 sq.m.) approx.



1ST FLOOR
499 sq.ft. (46.4 sq.m.) approx.



TOTAL FLOOR AREA : 1044 sq.ft. (97.0 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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Score	Energy rating	Current	Potential
92+	A		
81-91	B		85 B
69-80	C	70 c	
55-68	D		
39-54	E		
21-38	F		
1-20	G		

COMMON QUESTIONS

- 1. When is this property available?** The property will become available for a new tenant to move in from November 2025.
- 2. How much will I need to earn to apply for this property?** One working tenant would need a salary of £43,500 per annum; two tenants who pay the rent in equal shares would need to earn £21,750 per annum each.
- 3. What sort of background checks will be conducted on me to secure this property?** We will require a reference from your current landlord and one from your current employer. We will also conduct a credit check; ID verification checks. If you fail to meet the credit requirements, we will permit up-front payment for 12 months. This would equate to £17,400 for 12 months' rent in advance.
- 4. Is the property furnished?** No this property is unfurnished. The tenant will need to supply their own furniture.
- 5. Who manages this property?** The property is managed by Jameson and Partners on behalf of the landlord. Therefore, all repairs are arranged by ourselves.
- 6. How much is the deposit?** The deposit equates to 5 weeks' rent, which at a rent of £1450 PCM, the deposit will be £1673.07.