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# Stafford Road, Swinton, Manchester

## Per Month £1,100 Per Month



Located in the ever-popular area of Swinton, this beautifully refurbished property offers modern living with fantastic access to Swinton Precinct, local amenities, transport links and well-regarded schools.

Finished to a high standard throughout, the home comprises a bright front reception room and a contemporary kitchen-dining area. Upstairs you'll find two well-proportioned bedrooms and a stylish family bathroom.

Externally, the property benefits from low-maintenance gardens to both the front and rear, making it an ideal choice for busy tenants looking for a move-in ready home.

Homes in this location are always in high demand, so early viewing is highly recommended. Book your appointment today.

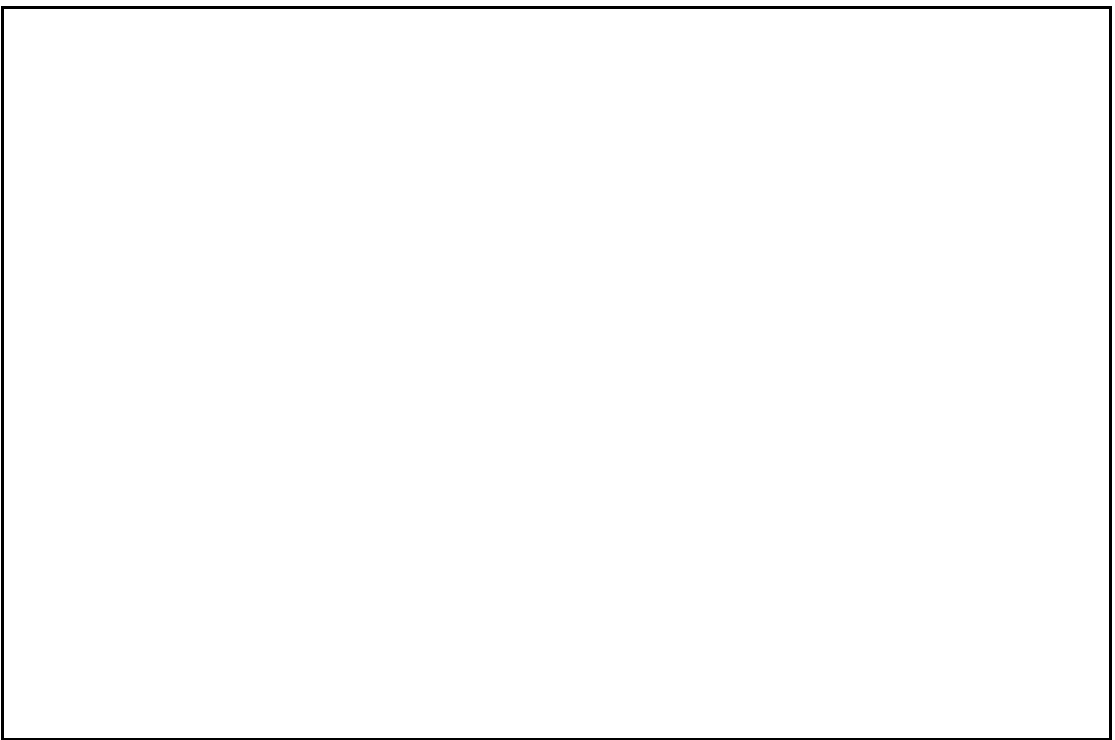


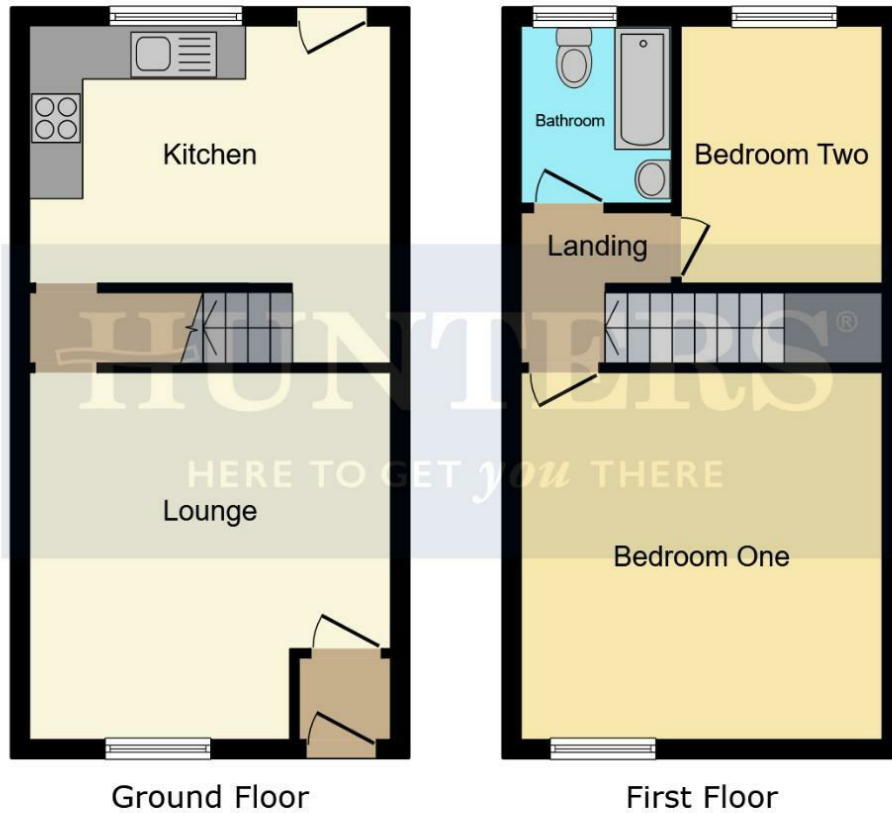
## KEY FEATURES

- TOTALLY REFURBISHED
- 2 BEDROOMED GARDEN TERRACE
- POPULAR LOCATION
- CLOSE TO SHOPPING PRECINCT AND  
MOTORWAY NETWORK
- LOW MAINTENANCE FRONT/REAR  
GARDENS
- EPC RATING C

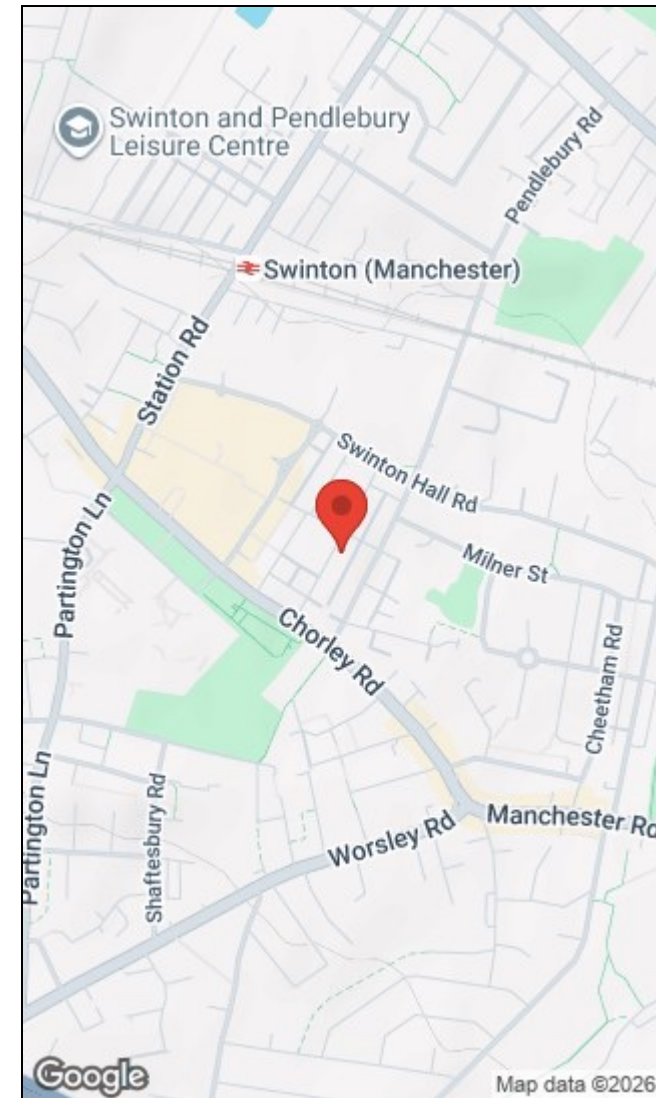








This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientations are approximate. No details are guaranteed, they cannot be relied upon for any purpose and do not form any part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by [www.Propertybox.io](http://www.Propertybox.io)



Energy Efficiency Rating		Environmental Impact (CO <sub>2</sub> ) Rating			
	Current	Potential		Current	Potential
Very energy efficient - lower running costs				Very environmentally friendly - lower CO <sub>2</sub> emissions	
(92 plus) <b>A</b>			(92 plus) <b>A</b>		
(81-91) <b>B</b>			(81-91) <b>B</b>		
(69-80) <b>C</b>			(69-80) <b>C</b>		
(55-68) <b>D</b>			(55-68) <b>D</b>		
(39-54) <b>E</b>			(39-54) <b>E</b>		
(21-38) <b>F</b>			(21-38) <b>F</b>		
(1-20) <b>G</b>			(1-20) <b>G</b>		
Not energy efficient - higher running costs			Not environmentally friendly - higher CO <sub>2</sub> emissions		
73					
England & Wales		EU Directive 2002/91/EC	England & Wales		EU Directive 2002/91/EC

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