



Higham Estate Agents



2 Duke Street

Tyldesley, Manchester, M29 7GL

£1,195

Available from the 2nd August 2024

Please note: A minimum income of £35,850 is required to pass affordability checks

Council Tax: BAND B

Deposit - £1,195.00

First Months' Rent - £1,195.00

Total Required To Move In - £2,390.00

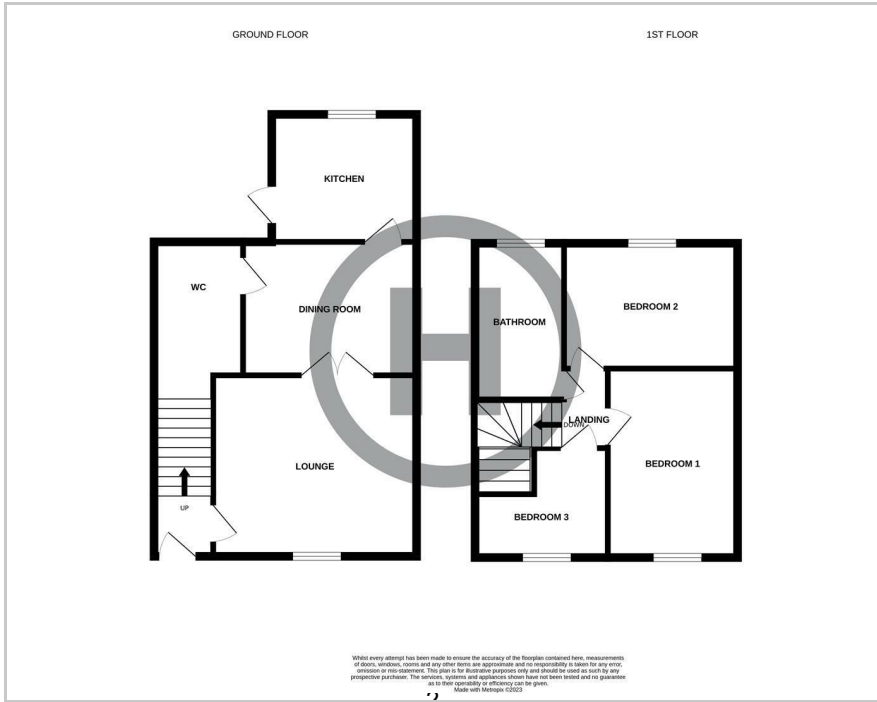
HIGHAM ESTATE AGENTS are delighted to offer FOR RENT this three bedroom semi detached property situated in a prime location in Astley. Ideally located for the A580, Schools, public houses and eateries and offering ample living accommodation including lounge, dining Room, kitchen, downstairs W.C, three good size bedrooms, family bathroom, driveway to front and a good size rear garden this really is a great family home.

Viewing

Please contact us on 01942 889080 if you wish to arrange a viewing appointment for this property or require further information.



Floor Plan



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

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



These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.