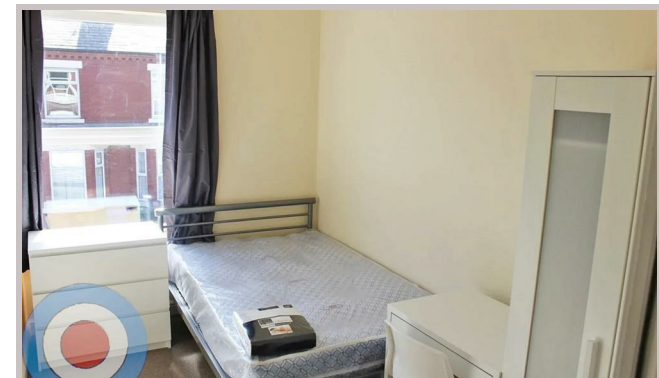
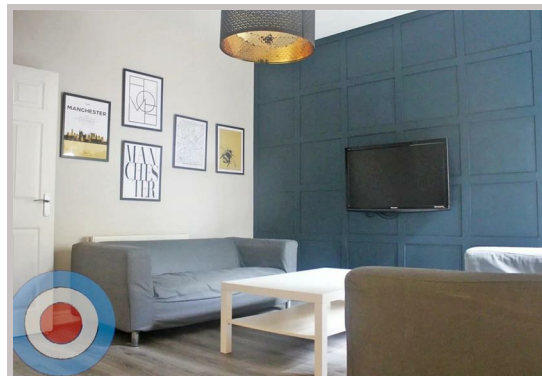




12 Fairbank Avenue
Manchester
M14 4PU



12 Fairbank Avenue

£628

8-Bed Student Houseshare – £145 pppw | Bills Included | Available 1st July 2025
3 rooms already let, 5 still available!

£145 per person, per week – includes all utility bills, superfast WiFi & fortnightly cleaner

£200 to secure | £450 deposit
12-month tenancy | Students only

Highlights:

Fully refurbished with modern kitchen & bathrooms

8 double bedrooms, large lounge, separate dining room

Garden with BBQ area, parking available

Fully furnished

Contact us to book a viewing

- STUDENT PROPERTY
- HOUSESHARE
- 8 DOUBLE BEDROOMS
- £145 PER PERSON PER WEEK
- £450 DEPOSIT

Local Authority
Manchester City Council

Council Tax Band Exempt

EPC Rating C

Contact

01613992619

hello@welcometomanchesterlettings.com

www.welcometomanchesterlettings.com



Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			
(81-91) B			
(69-80) C			
(55-68) D			
(48-54) E			
(35-47) F			
(1-34) 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			
(81-91) B			
(69-80) C			
(55-68) D			
(48-54) E			
(35-47) F			
(1-34) G			
Not environmentally friendly - higher CO ₂ emissions			
England & Wales		EU Directive 2002/91/EC	