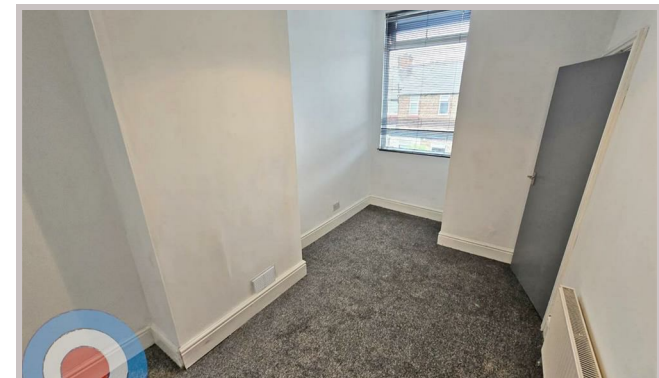




98 Horton Road  
Manchester  
M14 7GD



# 98 Horton Road

## £1,250 Per month

### THIS IS HORTON ROAD M14

We are pleased to present this spacious Two-bedroom house, located on Horton Road in the heart of Fallowfield/Rusholme, this property offers easy access to local amenities, universities, and excellent transport links to Manchester city centre.

#### Key Features:

Two generously sized bedrooms  
Spacious living room  
Open plan kitchen and dining area  
Outdoor garden yard

Click on the Rightmove enquiry button to secure your viewing!

- AVAILBLE NOW
- £1350 PCM
- TWO BEDROOMS
- TWO RECPTIONS
- OPEN PLAN
- PRESENTED UNFURNISHED

Local Authority  
Manchester City Council

Council Tax Band A

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 <sub>2</sub> ) Rating		Current	Potential
Very environmentally friendly - lower CO <sub>2</sub> 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 <sub>2</sub> emissions			
England & Wales		EU Directive 2002/91/EC	

