



*jordanfishwick*

1 Delaney Way, M7 1BL  
£1,850 Per Calendar Month





## Delaney Way Salford M7 1BL

£1,850 Per Calendar Month



### The Property

Available now! Jordan Fishwick presents this UNFURNISHED 4-bedroom, 2-bathroom detached house in a prime location. Situated in the peaceful setting of New Broughton Village.

The ground floor features a spacious hallway with a W/C, which leads into a kitchen fitted with integrated appliances and a bright dining area. The living has large patio doors leading into the large back Garden. Outside, the property benefits from a large garden area at the back and driveway parking at the front. There is room to park up to 2-3 cars, adding to the convenience of the home.

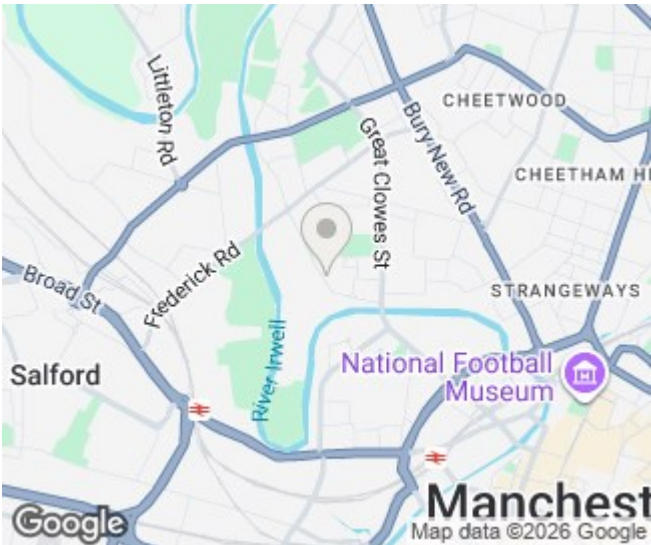
Upstairs consists of 4 equal sized double bedrooms with built in wardrobes in the Master Bedroom. A Jack & Jill bathroom which includes a Bath & separate Shower.

Tax Band C. EPC Rating C. Parking included. Great for Two Professionals Sharers/ Professional Couples or a small family. NO HMO LICENCE.

\*VIDEO/ PHOTO OFFERS NOT ACCEPTED - PLEASE CALL TO BOOK A VIEWING\*



- Available Now
- Detached House
- Unfurnished
- 4 bedrooms
- Garden
- Close to City Centre
- Great for Families or Couples
- Tax Band C
- EPC Rating C



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C	78	87
(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





These particulars are believed to be accurate but they are not guaranteed and do not form a contract. Neither Jordan Fishwick nor the vendor or lessor accept any responsibility in respect of these particulars, which are not intended to be statements or representations of fact and any intending purchaser or lessee must satisfy himself by inspection or otherwise as to the correctness of each of the statements contained in these particulars. Any floorplans on this brochure are for illustrative purposes only and are not necessarily to scale.

Offices at: Offices at Chorlton, Didsbury, Disley, Hale, Glossop, Macclesfield, Manchester Deansgate, Manchester Whitworth Street, New Mills, Sale, Wilmslow and Withington