



jordan fishwick

12 Cedar Grove, Fallowfield, M14 6YF
Guide Price £1,755 Per Calendar Month



Cedar Grove Manchester M14 6YF

£1,755 Per Calendar Month



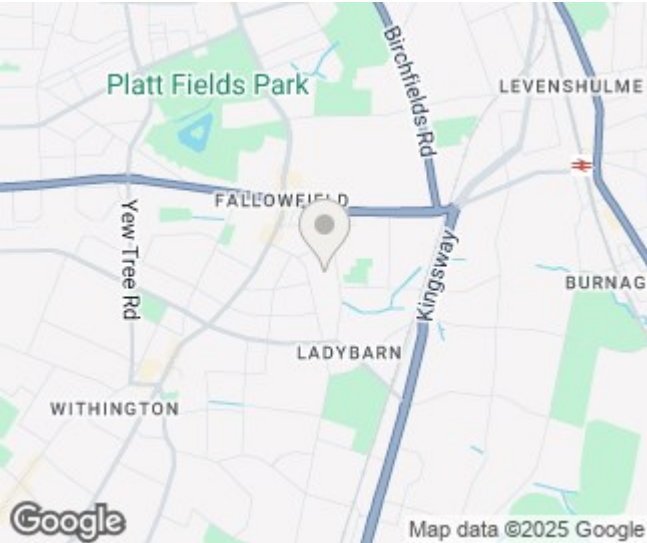
The Property

*** AVAILABLE 1st JULY 2026 *** £135.00 PPPW *** STUDENT PROPERTY *** NO DEPOSIT OPTION AVAILABLE *** BILLS PACKAGE AVAILABLE *** A deceptively spacious three bedroomed terrace house with study available for the academic year 2026/27. The property is ideally located off Ladybarn Lane within walking distance of Wilmslow Road bus routes, Sainsbury's and Fallowfield centre. In brief, the property comprises; entrance hall with storage space, large double bedroom and an open plan lounge with a stylishly presented kitchen off. To the first floor are a further two double bedrooms, a single spare room/study and modern three piece bathroom suite. The property includes appliances and furniture throughout. No Deposit Option Available. Half rent July only. Contact our Didsbury office to arrange a viewing

View our Virtual Tour Here - <https://youtu.be/sgROcPGyUGM>

EPC Rating - D // Council Tax Band B

- Available July 2026
- £135.00 PPPW
- Three Double Bedrooms
- Additional Spare Room
- Fully Furnished
- No Deposit Option Available
- Half Rent July
- Bills Package Available
- Council Tax Band B
- EPC Rating D



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A	60	85
(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 





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