



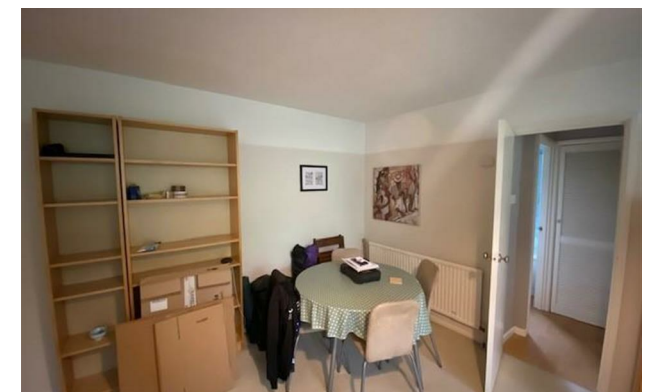
*Jordan fishwick*

Flat 11 Andrew Court, Aldborough Close,  
£1,200 Per Calendar Month



## Andrew Court Manchester M20 3DL

£1,200 Per Calendar Month



### The Property


View our Virtual Tour Here - <https://youtu.be/drz9XCXLMcM>

\*\*\* AVAILABLE MID OCTOBER \*\*\* Andrew Court is a small purpose built development in a quiet enclave of Withington, and is a short walk to West Didsbury and Withington Villages. The apartment is presented to a high standard throughout with numerous noteworthy features including two double bedrooms, fitted kitchen, modern bathroom suite with shower, & a spacious, light lounge / dining room. Benefits from uPVC double glazing, gas fired central heating, & residents parking. Offered on a furnished basis. To View call 0161 438 2411

EPC Rating - D

- Available Mid October
- Two Double Bedrooms
- Second Floor Apartment
- Quiet Location
- Close to all Local Amenities
- Furnished
- One Car Parking Space
- Communal Grounds
- Council Tax Band B



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) <b>A</b>		
(81-91) <b>B</b>		
(69-80) <b>C</b>		
(55-68) <b>D</b>	56	67
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
Not energy efficient - higher running costs		
<b>England &amp; Wales</b>	EU Directive 2002/91/EC 	





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