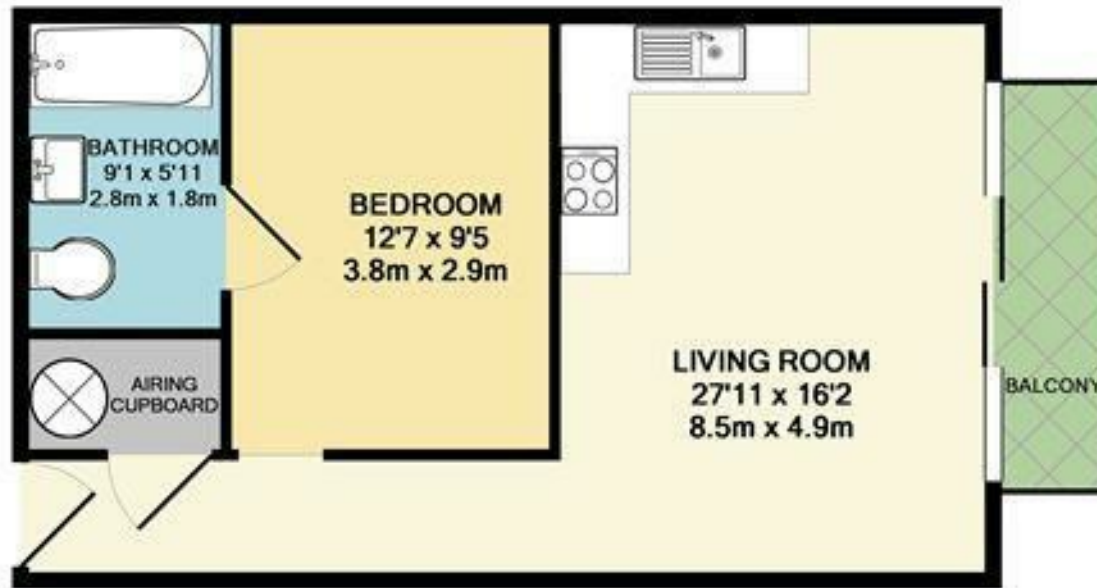


308 AGECROFT HOUSE 34 COPPERAS STREET MANCHESTER, M4 1HS

£995 PCM

Exclusive to Buckley Frayne. Agecroft House is located in the very heart of the Northern Quarter with access to both Piccadilly and Victoria train stations within minutes walk and on the door step of the Metrolink and bus station. The development is bang in the middle of the Northern Quarters famous restaurants, bars and stylish shops and only a stones throw from Manchester's Shopping District on Market Street. On the second floor a superb one double bedroom, one bathroom home with a large Living room having a large balcony and a fully fitted kitchen with integrated appliances. Fully Furnished. Available 3rd July 2025.

buckleyfrayne



TOTAL APPROX. FLOOR AREA 453 SQ.FT. (42.1 SQ.M.)

Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission, or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.

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Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B	81	86
(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	

Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements

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