



## 13 Scenic Street, Manchester, Greater Manchester M18 7FS £1,600 Per Calendar Month

Sanderson James is delighted to present this exquisite three-story semi-detached residence with off-road parking, situated on the grounds of the historic Belle Vue Zoological Gardens.

Within this property there is a welcoming front lounge, a convenient downstairs toilet, and a chic open-plan dining kitchen. The kitchen boasts a stylish large island, complemented by sleek grey gloss floor and wall units, providing ample storage for a true culinary haven. Outside, there is a spacious lawn garden, perfect for hosting family gatherings. On the first floor, there is two bedrooms and a sophisticated grey-tiled bathroom featuring both a bath tub and a shower cubicle. On the top floor, there is a spacious master bedroom with expansive skylights and en-suite.

This residence enjoys a coveted location, surrounded by numerous amenities. Given its appealing features, this property is sure to attract considerable attention. To arrange a viewing and explore this remarkable home further, please contact Sanderson James.



### Lounge



### Bedroom Two



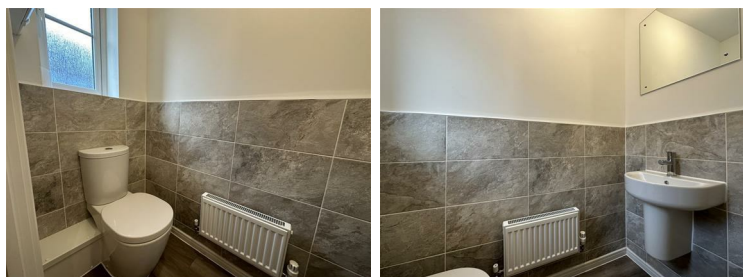
### Open plan Dinning/Kitchen



### Bathroom



### Downstair Toilet



### Master Bedroom



### Back Garden



### En-suite

#### Letting contact

Please contact Sanderson James to arrange a viewing on 0161 231 9696 or email [renting@sandersonjames.co.uk](mailto:renting@sandersonjames.co.uk) to appreciate the quality this property has to offer. References & deposit required.

#### Office Opening Hours

**OPENING HOURS;** We are open six days a week. Monday - Thursday 9.30am - 6.00pm, Friday 9.30am - 5.00pm, Saturday 9.30am - 3.00pm.

### Bedroom One



