

DELISA MILLER



No onward chain

EPC C

Secure Allocated Parking

All Appliances Included

Family Bathroom & Private En-suite

Open Plan Living Room & Kitchen/Dining Area



Hulme High Street
Manchester, M15 5JR

£145,000

Entrance Hall

Laminate flooring throughout. Ceiling spotlights. Access to bedrooms, bathroom, storage cupboard & living room/kitchen. Electric heating. Telecom system for entry. Smoke alarm fitted.

Living Room 5.09m (16' 8") x 3.53m (11' 7")

Fully furnished throughout. Laminate flooring throughout. Ceiling light point. Electric heating. Double glazing to the rear of the property. Curtains fitted. Access to balcony.

Kitchen/Dining Area 2.40m (7' 10") x 2.70m (8' 10")

Fully fitted integrated appliances. Fridge/freezer. Oven, hob & cooker hood. Dishwasher. Ceiling spotlights. Laminate flooring throughout. Electric heating. Smoke alarm fitted. Dining set included.

Bedroom One 2.88m (9' 5") x 2.92m (9' 7")

Spacious bedroom. Fully furnished. Laminate flooring throughout. Blinds fitted. Electric heating. Double glazing to the front of the property. Ceiling light point.

En-Suite 1.90m (6' 3") x 1.68m (5' 6")

Three piece bathroom suite. Ceiling light point. Lino flooring throughout. Standing shower, toilet & wash basin.

Bedroom Two 2.98m (9' 9") x 3.80m (12' 6")

Spacious bedroom. Fully furnished. Laminate flooring throughout. Ceiling light point. Electric heating. Double glazing to the rear of the property.

Bathroom 2.64m (8' 8") x 2.40m (7' 11")

Three piece bathroom suite. Bath & shower combined, toilet and wash basin. Very spacious. Ceiling light point. Lino flooring. Electric heating.

Energy performance certificate (EPC)

Apartment 59 13, Hulme High Street MANCHESTER M15 5JR	Energy rating C	Valid until: 19 May 2025
		Certificate number: 8004-2203-0629-8927-8553

Property type

Mid-floor flat

Total floor area

63 square metres

Rules on letting this property

Properties can be rented if they have an energy rating from A to E.

If the property is rated F or G, it cannot be let, unless an exemption has been registered. You can read [guidance for landlords on the regulations and exemptions](https://www.gov.uk/guidance/domestic-private-rented-property-minimum-energy-efficiency-standard-landlord-guidance) (<https://www.gov.uk/guidance/domestic-private-rented-property-minimum-energy-efficiency-standard-landlord-guidance>).

Energy efficiency rating for this property

This property's current energy rating is C. It has the potential to be B.

[See how to improve this property's energy performance.](#)