



**GASCOIGNE
HALMAN**

RIVERSIDE LODGE, PALATINE ROAD, DIDSBURY

THE AREAS LEADING ESTATE AGENT



RIVERSIDE LODGE, PALATINE ROAD, DIDSBURY

£1,450.00PCM

****Palatine Road, Didsbury, Furnished**** A high specification top floor, two double bedroom apartment situated within walking distance of both Didsbury Village and West Didsbury offering an array of local amenities transport links, shops, restaurants and bars. The property is furnished offering a spacious and contemporary living space. The property comprises; Hallway, open plan kitchen diner, living area with large balcony, two double bedrooms, luxury en-suite to master and Jack and Jill family bathroom. Property benefits from secure underground parking. Available February on a fully furnished basis. Min 12 month contract. EPC rating D. Council Tax Band C. Deposit applies. Contact Didsbury office 0161 448 7228.

Didsbury Village is a vibrant hub, offering a wide range of restaurants, bars and shops. Manchester City Centre is approx. five miles away and is readily accessible via frequent bus services along Kingsway (A34) or Wilmslow Road (A5145). The Trafford Shopping centre is a 15 minute drive away, Manchester Airport is approx. 12 minutes away, and the property is well-placed for access to the national motorway and rail networks. Local schooling is excellent. Didsbury has several primary schools including Beaver Rd Primary School (Ofsted rated Outstanding). The property is close to the bus routes to the City Centre Independent Schools and within the catchment area of Parrs Wood High School.



**IN FURTHER DETAILS THE
ACCOMMODATION COMPRISES**

TOP FLOOR

ENTRANCE HALLWAY

LIVING ROOM

KITCHEN

BALCONY

BEDROOM 1

EN-SUITE

BEDROOM 2

BATHROOM



NOTICE Gascoigne Halman for themselves and for the vendors or lessors of this property whose agents they are give notice that: (i) the particulars are set out as a general outline only for the guidance of intending purchasers or lessees, and do not constitute, nor constitute part of, an offer or contract; (ii) all descriptions, dimensions, references to condition and necessary permissions for use and occupation, and other details are given in good faith and are believed to be correct but any intending purchasers or tenants should not rely on them as statements or representations of fact but must satisfy themselves by inspection or otherwise as to the correctness of each of them; (iii) no person in the employment of Gascoigne Halman has any authority to make or give any representation or warranty whatever in relation to this property.

DIDSBURY OFFICE

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