



*Jordan fishwick*

53 Finchley Road, M14 6EN  
Guide Price £1,575 Per Calendar Month



## Finchley Road Fallowfield M14 6EN

£1,575 Per Calendar Month



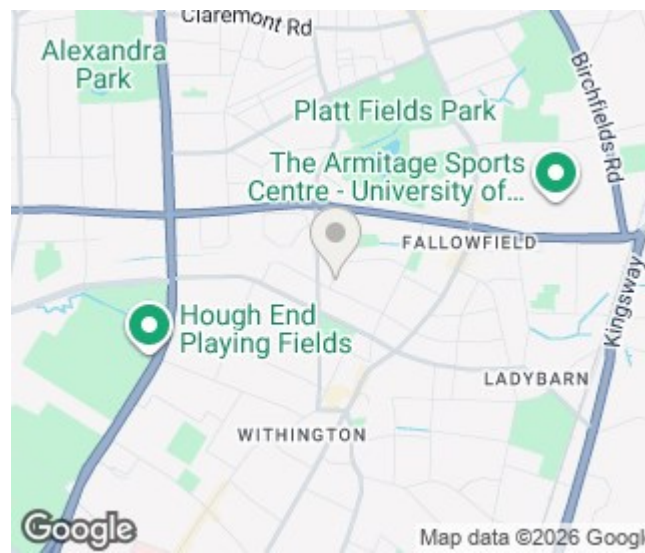
### The Property


\*\*\* AVAILABLE MAY \*\*\* A beautifully presented and traditional semi-detached bay-fronted property located on a popular road offering spacious accommodation for a couple, professional working sharers or a small family. Conveniently located for Withington, Fallowfield & Manchester City Centre. The accommodation comprises briefly: entrance hall, front reception room, rear lounge with gas fire, kitchen with side access to the garden. To the first floor there are three well-proportioned bedrooms with fitted wardrobes and a bathroom with full suite and electric shower. Gas central heating and double glazing are installed. There is a paved front garden, driveway and garage with large lawned rear garden. Fully Furnished. Viewing is highly recommended. Sorry no students.

View our Virtual Tour Here - <https://youtu.be/2i1gxyihuww>

EPC Rating - D / Council Tax Band C

- Available May
- Three Bedroom Semi Detached
- Two Reception Rooms
- Furnished As Seen
- Nicely Presented Throughout
- Ideal for Couples or Small Family Only
- Garden with Garage
- Driveway Parking
- Council Tax Band C
- EPC Rating D



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) <b>A</b>		
(81-91) <b>B</b>		<b>82</b>
(69-80) <b>C</b>		
(55-68) <b>D</b>	<b>62</b>	
(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 	





These particulars are believed to be accurate but they are not guaranteed and do not form a contract. Neither Jordan Fishwick nor the vendor or lessor accept any responsibility in respect of these particulars, which are not intended to be statements or representations of fact and any intending purchaser or lessee must satisfy himself by inspection or otherwise as to the correctness of each of the statements contained in these particulars. Any floorplans on this brochure are for illustrative purposes only and are not necessarily to scale.

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