



Brailsford Road | Manchester | M14 6PT

£3,780 PCM



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*NO DEPOSIT OPTION AVAILABLE *REGULAR CLEANER INCLUDED! 6 BED STUDENT HOUSESHARE PROPERTY, FURNISHED. A fantastic, newly renovated mid terraced property in an excellent central Fallowfield location available from 8th of July 2026. The property comprises; hall, two double bedrooms and shower room to ground floor, spacious open plan living and dining room through to brand new, fully fitted kitchen, three further double bedrooms and house bathroom to first floor, leading to one further double bedroom on the second floor. Furnished to an exceptionally high standard and further benefiting from rear yard area, double glazing and gas central heating throughout. Located only a short walk to Fallowfield centre with all the shops, bars and restaurants the area has to offer. Also convenient for access to the Universities, city centre and Didsbury via the Oxford Road / Wilmslow Road bus route and the Armitage Sports Centre. Rent £145pppw x 6 including utility bills (electric, gas, water, TV licence & broadband - subject to a £10pppw allowance). REPOSIT IS ALSO AVAILABLE TO REPLACE THE TRADITIONAL DEPOSIT. FEE APPLIES.

- 6 BED STUDENT HOUSESHARE PROPERTY
- FURNISHED
- 2 BATHROOMS
- 6 DOUBLE BEDROOMS
- FITTED KITCHEN
- £145PPPW, ALL BILLS INCLUDED
- REGULAR COMMUNAL AREA CLEANER INCLUDED
- REAR YARD & ON STREET PARKING
- EXCELLENT FALLOWFIELD LOCATION
- NEWLY RENOVATED



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

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