



Moseley Road | Manchester | M14 6PB

£3,650 PCM

The
**GOOD
ESTATE**
AGENCY

Moseley Road | Fallowfield Manchester | M14 6PB £3,650 PCM

*NO DEPOSIT OPTION AVAILABLE *REGULAR CLEANER INCLUDED! 6 BED STUDENT HOUSE, FURNISHED. A fantastic, fully renovated mid terraced property ready for occupation from 8th 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 on Moseley Road, opposite The Armitage Sports Centre and Playing Fields and within a short walk to the centre of Fallowfield with the many shops, bars and restaurants it has to offer, as well as excellent bus links to the Universities and Manchester city 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.

- SIX BEDROOM STUDENT HOUSE
- TWO SHOWER ROOMS
- SPACIOUS LIVING AND DINING AREA
- REAR YARD & ON STREET PARKING
- ONLY £145PPPW ALL BILLS INCLUDED
- FURNISHED TO A HIGH STANDARD
- ALL DOUBLE BEDROOMS
- FITTED KITCHEN
- REGULAR CLEANER INCLUDED FOR ALL COMMUNAL AREAS
- EXCELLENT FALLOWFIELD LOCATION



TOTAL APPROX. FLOOR AREA 1348 SQ.FT. (125.3 SQ.M.)
Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission, or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given
Made with Metropix ©2019

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D	66	68
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	

68 Quay Street
Manchester
M3 3EJ
0161 513 2034
hello@thegea.co.uk
www.thegea.co.uk