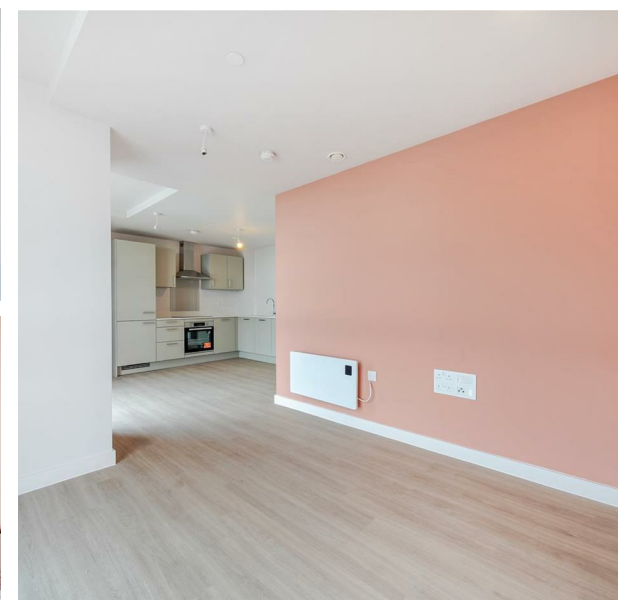


Apartment 1008, 4 Trafford Garden, Botanical Avenue, Stretford, M16 0PA
£1,295 Per month
Council Tax Band: New Build

H&H
BESPOKE



Skyline views, two bathrooms and over 730 sq ft of light-filled living—modern Manchester life starts here.

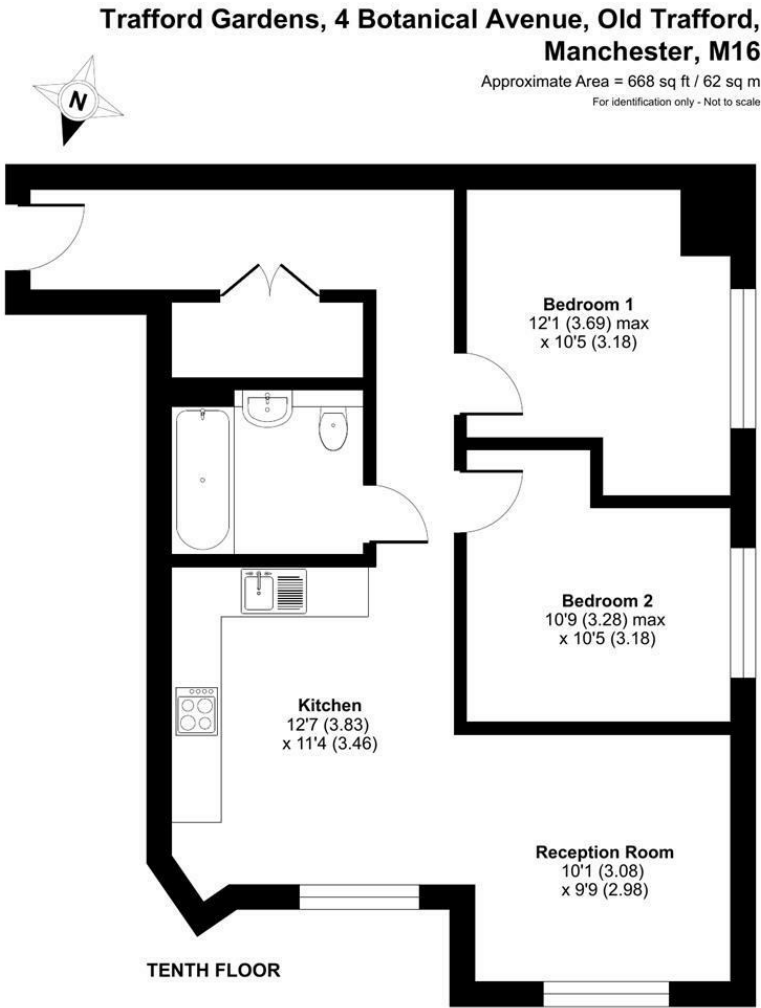
Set within the sought-after Trafford Gardens development on Botanical Avenue, this beautifully presented two-bedroom apartment offers space, style and excellent city connections.

The standout open-plan kitchen and living area is flooded with natural light from impressive full-height windows, framing far-reaching views across Manchester. There is generous space to relax, dine and entertain, complemented by a sleek fitted kitchen with integrated appliances and ample storage.

Both bedrooms are well proportioned, making the apartment ideal for professional couples, sharers or tenants looking for a dedicated home office. The principal bedroom benefits from a contemporary en-suite shower room, while the stylish main bathroom includes a bath with an overhead shower.



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Floor plan produced in accordance with RICS Property Measurement 2nd Edition, Incorporating International Property Measurement Standards (IPMS2 Residential). ©rithecom 2026. Produced for House and Home Bespoke. REF: 1455407

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C	79	79
(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