



*Jordan fishwick*

260a Fog Lane, M19 1EQ  
Guide Price £1,200 Per Month



## Fog Lane Burnage M19 1EQ

£1,200 Per Month



### The Property


\*\*\* AVAILABLE JUNE \*\*\* An appealing second floor, two double bedroom, two bathroom apartment, set within a purpose built development of Fog Lane. Enjoying a convenient location with easy access to Didsbury Village and excellent transport links by rail and along nearby Kingsway (A34) it is ideally suited to couples or professional sharers. The living space in outline comprises:- Generous entrance hall with useful storage, lounge/dining room extending over 23ft with 'Juliette' balcony, fitted kitchen with a range of units and white goods, two double bedrooms, en-suite shower room to the main and fitted bathroom with white suite. Externally, there is one allocated residents parking space and well-tended communal gardens and grounds. Furnished. To view please contact our Didsbury office.

View our Virtual Tour Here - <https://youtu.be/9y5GmREV0cA>

EPC Rating B / Council Tax Band B

- Available June
- Two Double Bedrooms
- Two Bathrooms
- Furnished
- Ideal for Couples or Sharers
- Fantastic Location
- Walking Distance to Public Transport
- Allocated Parking
- Council Tax Band B
- EPC Rating B



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) <b>A</b>		
(81-91) <b>B</b>	<b>83</b>	<b>85</b>
(69-80) <b>C</b>		
(55-68) <b>D</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 	





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