



*Jordan fishwick*

18 St James Court Moorland Road,  
£1,350 Per Calendar Month



## Moorland Road Manchester M20 6AZ

£1,350 Per Calendar Month



### The Property


View our Virtual Tour Here - <https://youtu.be/wDuc0HwLwSM>

**\*\* AVAILABLE NOW \*\*** An appealing and very substantial top floor apartment forming part of a luxury development within walking distance of Didsbury Village. The living space is presented to a high standard throughout with quality fittings and perfectly suited for small families, couples or sharers. In outline comprises: Communal entrance hall with lift and stairs giving access to all floors. Private entrance hall with oak floor, spacious lounge/dining room with Juliette balcony and comprehensively fitted dining kitchen with integrated appliances including washer/dryer and new dishwasher. Two double bedrooms with bay windows and elevated views across Didsbury, the main also enjoying a modern large en-suite shower room, and a further family bathroom. The development lies within communal grounds and there is allocated residents parking and additional visitor spaces. Offered on an unfurnished basis. To View Apply to Didsbury on 0161 434 5290.

EPC Rating - C

- Available Now
- Two Double Bedrooms
- Two Bathrooms
- Unfinished
- Large Living Space with Juliette Balcony
- Ideal for Small Families, Couples or Sharers
- Perfect Location for Didsbury Village
- Parking
- Council Tax Band E



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) <b>A</b>		
(81-91) <b>B</b>	<b>79</b>	<b>79</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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Offices at: Offices at Chorlton, Didsbury, Disley, Hale, Glossop, Macclesfield, Manchester Deansgate, Manchester Whitworth Street, New Mills, Sale, Wilmslow and Withington