



Jordan fishwick

40 Central Road, M20 4ZD
£900 Per Calendar Month



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The Property

*** AVAILABLE JULY *** ROOM WITHIN A HOUSE SHARE *** Jordan Fishwick are delighted to bring to the market this beautifully presented and spacious double bedroom in a house share. Fully furnished with all modern interiors. The property is in a great location of West Didsbury / Withington border and close by to public transport links and all local shops, bars and restaurants, making it ideally suited to a single working professional or student. The communal areas include a modern kitchen and a bright living room. The property is well-maintained and equipped with essential amenities. Fully furnished. ALL BILLS ARE INCLUDED IN RENTAL FIGURE: Gas, Electricity, Water, Council Tax and High speed WiFi included. To arrange a viewing please call Withington on 0161 438 2411.

EPC Rating - C

- Available July
- Room to Rent
- House Share
- Fully Furnished
- Modern & Stylish Throughout
- Ideal for Working Professionals or Students
- High Speed WiFi Included
- Bills Included in Rental Figure
- Council Tax Band D
- EPC Rating C



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C	73	80
(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	





GROSS INTERNAL AREA
 BASEMENT: 16 m², 1ST FLOOR: 62 m², 2ND FLOOR: 19 m²,
 3RD FLOOR: 39 m², 4TH FLOOR: 22 m², 5TH FLOOR: 33 m²
 REDUCED HEADROOM BELOW:
 2.43 m²; 28 sq. ft. TOTAL: 190 m²
 SIZES AND DIMENSIONS ARE APPROXIMATE, ACTUAL MAY VARY.

1ST FLOOR



These particulars are believed to be accurate but they are not guaranteed and do not form a contract. Neither Jordan Fishwick nor the vendor or lessor accept any responsibility in respect of these particulars, which are not intended to be statements or representations of fact and any intending purchaser or lessee must satisfy himself by inspection or otherwise as to the correctness of each of the statements contained in these particulars. Any floorplans on this brochure are for illustrative purposes only and are not necessarily to scale.

Offices at: Offices at Chorlton, Didsbury, Disley, Hale, Glossop, Macclesfield, Manchester Deansgate, Manchester Whitworth Street, New Mills, Sale, Wilmslow and Withington