

*jordan fishwick*

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Georgia Avenue, Didsbury, Manchester, M20 1LY

£1,750 Per Calendar Month



[www.jordanfishwick.co.uk](http://www.jordanfishwick.co.uk)

View our Virtual Tour here - <https://youtu.be/H3Uj85sWew>

\*\*\* AVAILABLE AUGUST \*\*\* A stunning three double bedroom semi detached home on the sought after Didsbury Point development. Close to West Didsbury, Metrolink and motorway links it is ideally suited to professional sharers. The spacious accommodation briefly comprises; entrance hall, good sized living / dining area leading to the modern fitted kitchen with a range of built in appliances and door leading to rear garden. Off the living area is a very practical utility area & WC. The first floor offers two double bedrooms (one with balcony), and bathroom with four piece suite including bath and walk-in shower cubicle, with the second floor providing another double bedroom which again has the advantage of a balcony off and a ensuite shower room. The property also benefits from off road parking, double glazing throughout and gas central heating. Offered on a fully furnished basis. To View Apply Didsbury 0161 434 5290.

EPC Rating - C



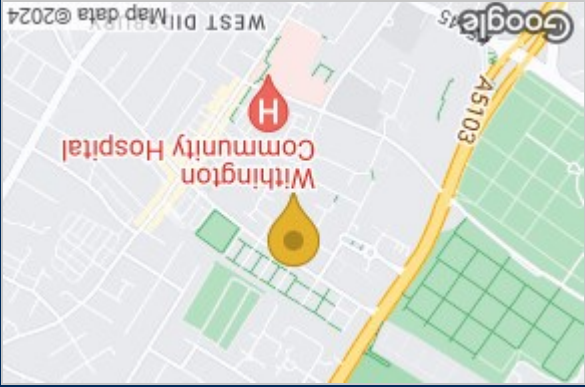
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Energy Efficiency Rating		Environmental Impact (CO <sub>2</sub> ) Rating	
EU Directive 2002/91/EC	EU Directive 2002/91/EC	EU Directive 2002/91/EC	EU Directive 2002/91/EC
Very energy efficient - lower running costs	Very energy efficient - lower running costs	Very environmentally friendly - lower CO <sub>2</sub> emissions	Very environmentally friendly - lower CO <sub>2</sub> emissions
(92 plus) A	(92 plus) A	(92 plus) A	(92 plus) A
(81-91) B	(81-91) B	(81-91) B	(81-91) B
(69-80) C	(69-80) C	(69-80) C	(69-80) C
(55-68) D	(55-68) D	(55-68) D	(55-68) D
(39-54) E	(39-54) E	(39-54) E	(39-54) E
(21-38) F	(21-38) F	(21-38) F	(21-38) F
(1-20) G	(1-20) G	(1-20) G	(1-20) G
Not energy efficient - higher running costs	Not energy efficient - higher running costs	Not environmentally friendly - higher CO <sub>2</sub> emissions	Not environmentally friendly - higher CO <sub>2</sub> emissions
Current	Current	Current	Current
72	83		

Energy Efficiency Graph



Floor Plan



Area Map