



*Jordan fishwick*

7 Davenfield Grove, Didsbury Village, M20  
£1,500 Per Calendar Month



**Davenfield Grove  
Manchester M20 6UA**

**£1,500 Per Calendar Month**



**The Property**

**\*\* AVAILABLE END OF JULY \*\* FULL RENOVATION \*\* CALL TO ARRANGE A VIEWING \*\*** A most attractive and appealing period terraced home, tucked away in a quiet cul de sac position yet situated right in the heart of Didsbury village. Just a moments stroll from its excellent bars, restaurants, shops, Metrolink and bus transport links makes it ideal for a professional couple. The accommodation is accessed via a small garden frontage and comprises a good sized lounge at the front, a well fitted kitchen / diner which overlooks the rear courtyard garden, the rear hallway with a door to the side and giving access to the downstairs bathroom, fitted with an attractive white suite. On the first floor the landing leads on to the generous master bedroom which spans the entire width of the house at the front, whilst to the rear is a second double bedroom with built in storage cupboard. Externally in addition to the small garden frontage is an enclosed courtyard garden to the rear, with gated access to the passageway behind. Unfurnished. This wont last long, to view please call Didsbury on 0161 4345290


EPC Rating - D





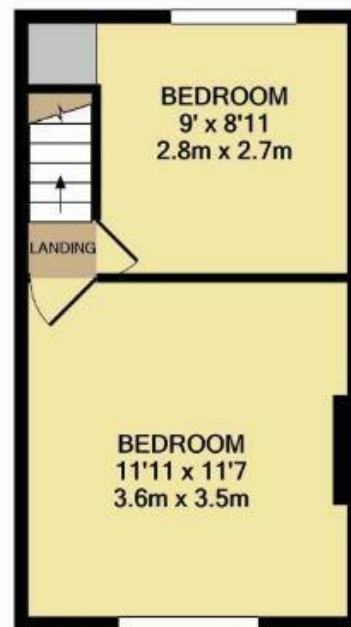
- Available End of July
- Two Double Bedrooms
- Fully Renovated July 2024
- Ideal for a Professional Couple
- Great Location of Didsbury Village
- Unfurnished
- Rear Yard
- On Street Parking
- Council Tax Band C
- EPC Rating D



Energy Efficiency Rating		
	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92 plus) <b>A</b>		<b>88</b>
(81-91) <b>B</b>		
(69-80) <b>C</b>		
(55-68) <b>D</b>	<b>67</b>	
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
<i>Not energy efficient - higher running costs</i>		
<b>England &amp; Wales</b>		EU Directive 2002/91/EC 



GROUND FLOOR  
APPROX. FLOOR  
AREA 300 SQ.FT.  
(27.9 SQ.M.)



1ST FLOOR  
APPROX. FLOOR  
AREA 239 SQ.FT.  
(22.2 SQ.M.)

TOTAL APPROX. FLOOR AREA 539 SQ.FT. (50.1 SQ.M.)

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