



*Jordan fishwick*

7 Malvern Grove, West Didsbury, M20 1HT  
£1,000 Per Calendar Month



## Malvern Grove Manchester M20 1HT

£1,000 Per Calendar Month



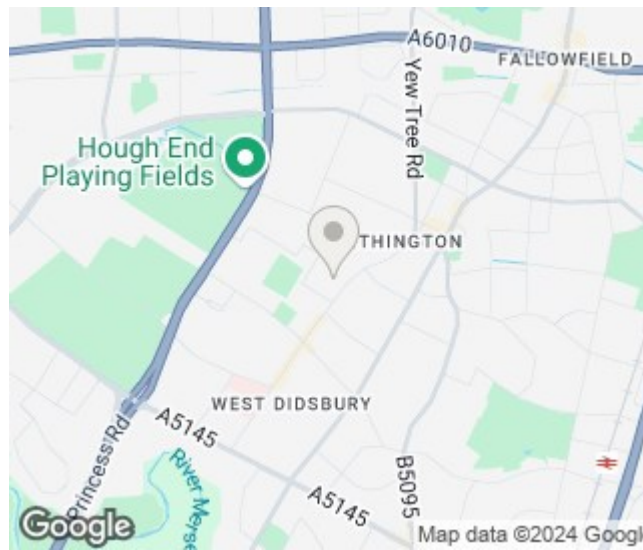
### The Property


View our Virtual Tour Here - <https://youtu.be/JnSBlheq1IU>

**\*\*\* AVAILABLE 4th OCTOBER \*\*\*** A stunning 1 bedroom furnished apartment forming part of a purpose built development on a popular road in West Didsbury. The property has been refurbished to a high standard in recent years and offers generous living space. Perfectly suited to a professional individuals or couple, the property is situated within walking distance into West Didsbury and all required amenities. The property briefly comprises; modern fully equipped kitchen, large double bedroom, spacious lounge and a three piece bathroom suite with shower, and separate utility cupboard with brand new washer and dryer. Off street parking is also available free with this property. To view this property please contact our Withington branch 0161 438 2411.

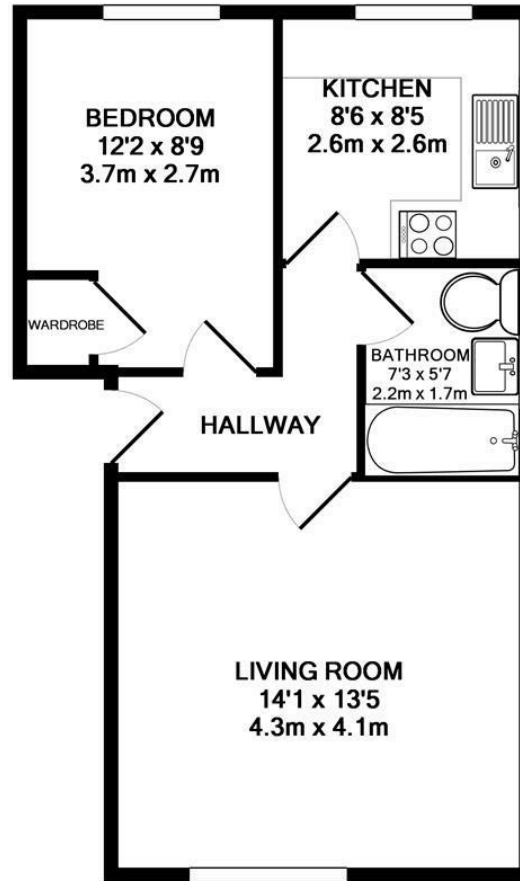
Council Tax Band A // EPC Rating C

- Available October
- One Bedroom
- Apartment
- Furnished
- Great Location
- Close to all Local Amenities
- Modern Decor Throughout
- Parking
- Council Tax Band A
- EPC Rating C



| Energy Efficiency Rating                    |   |           |
|---|---|-----------|
|   | Current   | Potential |
| Very energy efficient - lower running costs |   |           |
| (92 plus) <b>A</b>                          |   |           |
| (81-91) <b>B</b>                            |   |           |
| (69-80) <b>C</b>                            | <b>76</b>   | <b>76</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  |           |





**FLAT 4, CUTHBERT COURT, MALVERN GROVE  
TOTAL APPROX. FLOOR AREA 447 SQ.FT. (41.5 SQ.M.)**

Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission, or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given  
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