



*Jordan fishwick*

34, Burford Court Cotterdale Close, M16  
£1,195 Per Calendar Month



## Cotterdale Close Whalley range M16 8EA

£1,195 Per Calendar Month

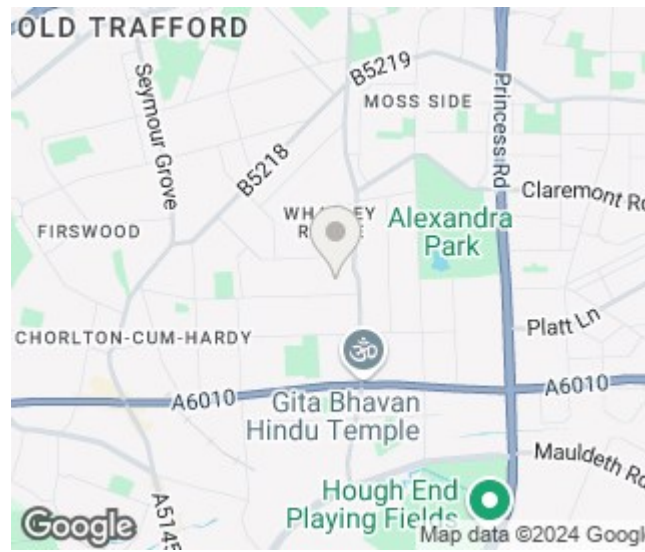



### The Property

\*\*\*\* AVAILABLE NOW \*\*\*\* Jordan Fishwick are excited to offer this spacious first floor apartment well-placed within a purpose built development in Whalley Range close to all amenities and the Metro, providing well-planned accommodation. Comprises briefly: large entrance hall, lounge/dining room, fitted kitchen, large main bedroom, single bedroom, large bathroom with a white three piece suite with over bath shower. The property is double glazed. There are communal lawned gardens and private secure residents' car parking is provided. Furnished throughout. Viewing of this property is highly recommended.

\*\*\*\*\* To arrange a viewing please call 0161 393 7539 \*\*\*\*\*

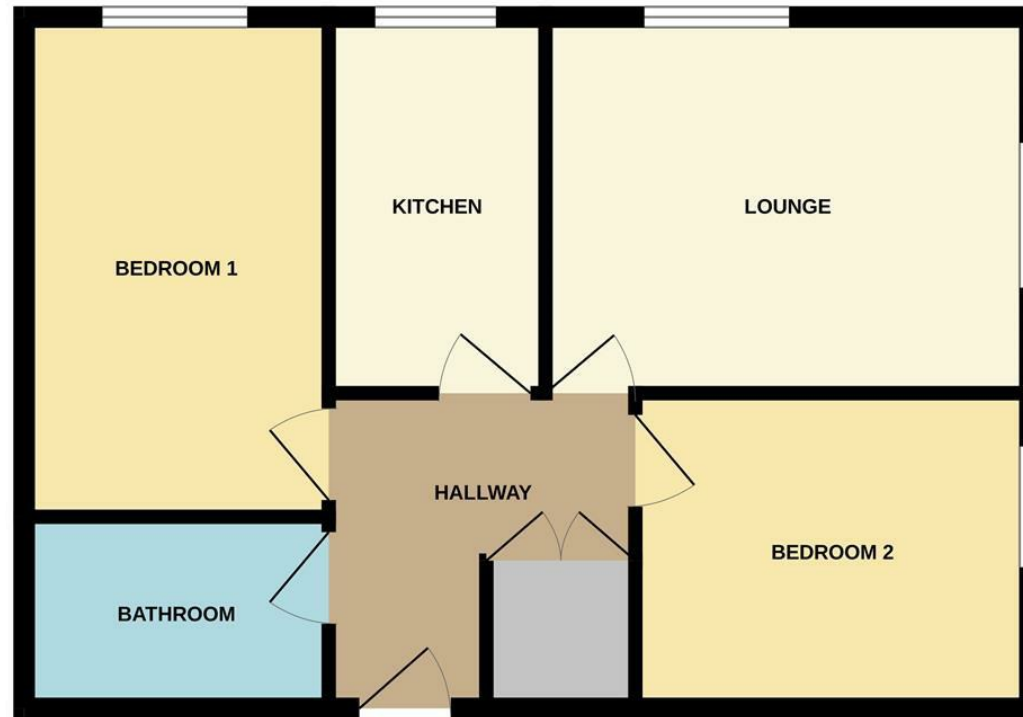
- Council Tax band B - EPC B
- 2 Bedroom Flat
- Furnished
- Secure off road parking
- Close to all amenities
- Popular Development
- Available Now



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) <b>A</b>		
(81-91) <b>B</b>	<b>81</b>	<b>82</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 	



## GROUND FLOOR



Whilst every attempt has been made to ensure the accuracy of the floorplan 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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