

# HUNTERS®

HERE TO GET *you* THERE



Beech Avenue

Manchester, M22 4JE

£1,800 Per Month



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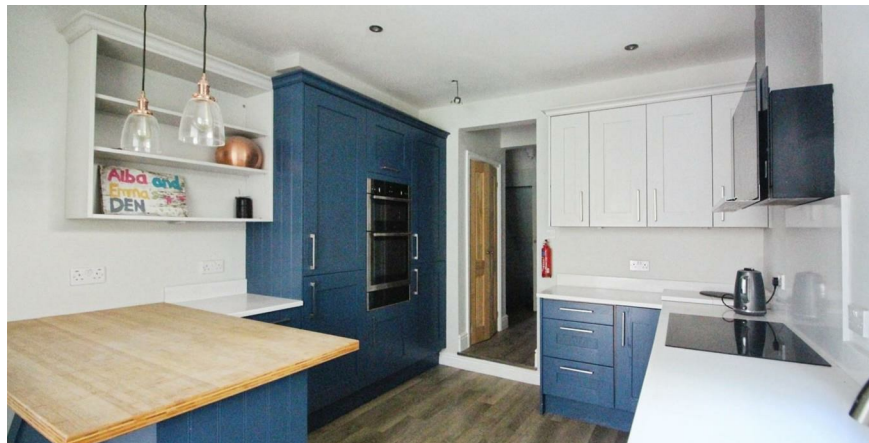


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Area Map



- REFURBISHED 3 BEDROOM HOUSE
- HOLDING FEE £496
- DEPOSIT £2480
- COUNCIL TAX BAND -C
- UNFURNISHED
- INTEGRATED APPLIANCES
- EXCELLENT ACCESS TO NORTHWEST MOTORWAY NETWORK
- CLOSE TO MANCHESTER AIRPORT & WYTHENSHAW HOSPITAL
- 0.3 MILE TO WYTHENSHAW PARK

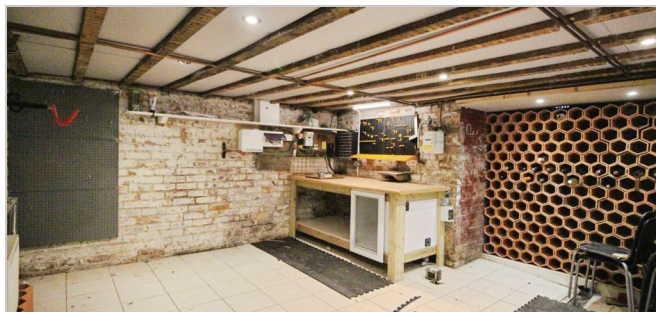
Nestled in the charming Beech Avenue, Manchester, this delightful Edwardian house offers a perfect blend of comfort and convenience. With three spacious double bedrooms, this property is ideal for families or those seeking extra space. A well-appointed bathroom, featuring both a shower and a bath, and a convenient downstairs W/C wash room ensure that morning routines are a breeze.

The house boasts two inviting reception rooms, providing ample space for relaxation and entertaining guests. The layout is both practical and welcoming, making it easy to create a warm and homely atmosphere. Off-road parking adds to the convenience, allowing for easy access to your home.

Of it's time the property boasts a large cellar with multiple uses. An in-built work station perfect for the DIYer's, a utility space and a large built in wine rack. Not to mention lots of storage space for the household.

Situated just a few minutes from the vibrant heart of Northenden village, residents will enjoy a variety of local shops, bars, and restaurants, all within easy reach. This location not only offers a sense of community but also the benefits of urban living in a peaceful setting and yet still with close access to the M56/M60 motorway.

The property is located in a beautiful cul-de-sac, enhancing its appeal with a tranquil family environment. This house is a wonderful opportunity for anyone looking to settle in a friendly neighbourhood while still being close to the amenities that Manchester has to offer. Don't miss the chance to make this charming home your own.



These particulars are intended to give a fair and reliable description of the property but no responsibility for any inaccuracy or error can be accepted and do not constitute an offer or contract. We have not tested any services or appliances (including central heating if fitted) referred to in these particulars and the purchasers are advised to satisfy themselves as to the working order and condition. If a property is unoccupied at any time there may be reconnection charges for any switched off/disconnected or drained services or appliances - All measurements are approximate. **THINKING OF SELLING OR LETTING?** If you are thinking of selling or letting your home or just curious to discover the value of your property, Hunters would be pleased to provide free, no obligation sales and marketing advice. Even if your home is outside the area covered by our local offices we can arrange a Market Appraisal through our national network of Hunters estate agents.