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0161 248 4585



**£170** Per Person Per Week

Ashlyn Grove, Fallowfield

Semi-Detached House | 8 Bedrooms | 3 Bathrooms



# Step Inside

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## Key Features

- 8 Bedrooms
- 3 Bathrooms
- Quality fittings & furnishing throughout
- Close to Public Transport
- Bills included package
- Property Reference: 92487

## Property Description

AVAILABLE FOR NEXT ACADEMIC YEAR! The state of the property with respect to furnishings and fixtures may vary from the description in the advertisement. The responsibility to confirm the details in the description rests with the individuals viewing the property. Please confirm the details mentioned in the advertisement with the agent carrying out the viewing on the day of the viewing.

## Main Particulars

**Available for the NEXT ACADEMIC YEAR, 1st July 2025.**

This luxurious eight-bedroom house features modern décor with spacious rooms. It has been specially developed with attention to the specific needs of students.

This property features fully furnished eight spacious double bedrooms, a Large Kitchen, a Dining, and a Living area with charming décor. Large rear garden with beautiful patio furniture.

All bedrooms have double beds, wardrobes, desks, chairs

This house features laminate flooring, separate living/dining + Separate living room with 42" wall-mounted flat-screen TV, two high-end leather sofas, a coffee table, fully fitted kitchen includes a dining table with chairs, a flat-screen wall-mounted TV, and all-white appliances, including a dishwasher, washing machine, dryer, microwave, kettle, toaster, etc. We also supply you with a vacuum cleaner and any other necessary small appliances, there are luxury bathrooms on the property, double glazing, central heating, security, and fire alarms.

### Additional Information



Bus stop within walking distance.

About 4 min, 0.2 miles

Buses every 3 to 5 minutes.



41, 42, 43, 141, 142, 143, X41, X57

**17** Minutes to Manchester University by Bus

Places nearby:



Sainsbury's



McDonald's



Nando's



Starbucks



SUBWAY



Cash Machine/ATM



Restaurants and Takeaways



Pubs & Cafe's

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