



RESERVOIR STREET
CHIMNEY POT PARK

£1,100

 2 BEDROOMS

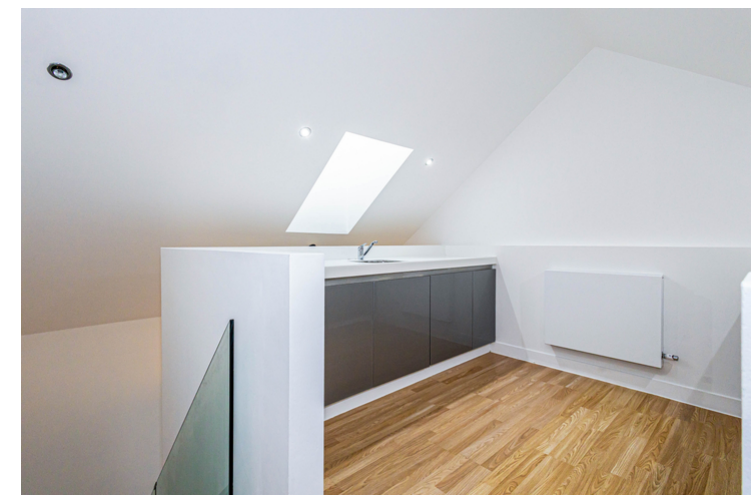
 1 BATHROOM

 1 RECEPTION

 EPC GRADE:- C



VITALSPACE
INDEPENDENT ESTATE AGENTS



Reservoir Street, Chimney Pot Park, M6 5NB

PROPERTY DETAILS

****VIDEO TOUR** - **AVAILABLE NOW** - VITALSPACE ESTATE AGENTS** are pleased to offer for rental this **TWO DOUBLE BEDROOM** terraced house at Chimney Pot Park, the landmark development by Urban Splash in Salford. The property is available now on an furnished basis and briefly comprises; a welcoming entrance vestibule two double bedrooms and a bathroom with a sunken bath. To the first floor a large open plan living area which provides access out onto a garden terrace area, the kitchen is located on the top floor. This property also benefits from private parking to the front, gas central heating, double glazing throughout and a burglar alarm. Conveniently placed for a range of local amenities including shops and schools and also perfectly position for local bus routes, with excellent commuter links and a short walk from Salford Quays / Media City and Manchester City Centre is only a ten minute tram ride away. Available now on an furnished basis Contact VitalSpace Estate Agents to arrange an internal inspection.

NOTE

This property is available now on a furnished basis with a minimum 6 month tenancy. The rent will be payable monthly, in advance and will be exclusive of council tax and all other utilities. A security deposit of the equivalent of one month's rent plus £100.00 will be payable prior to the tenancy start date. Restrictions; Tenant(s) income no less than monthly rent x 30

Right to Rent in the UK checks will be completed via our referencing agency before a tenancy can be granted. All tenants over the age of 18 must provide original relevant identification documents at the point of submitting an application to rent. If your looking to apply for this property, please visit our website where you can complete our online rental application form.

TERMS

All photographs are provided for guidance only.
Redress scheme provided by: The Property Ombudsman
Client Money Protection provided by: Propertymark – C0124317

EPC Grade:- C
Council Tax Band - A
Tenure - Leasehold

Energy Efficiency Rating	
Current	Potential
Very energy efficient - lower running costs	
A (92+)	89
B (81-91)	
C (69-80)	
D (55-68)	
E (39-54)	
F (21-38)	
G (1-20)	
Not energy efficient - higher running costs	
75	
England, Scotland & Wales	
EU Directive 2002/91/EC	

