



WARBURTON LANE
PARTINGTON

£900

-  2 BEDROOMS
-  1 BATHROOM
-  2 RECEPTIONS
-  EPC GRADE:- D



VITALSPACE
INDEPENDENT ESTATE AGENTS



Warburton Lane, Partington, M31 4WJ

PROPERTY DETAILS

****AVAILABLE NOW**** - VitalSpace Estate Agents are delighted to offer for rental this immaculately presented, TWO BEDROOM end garden terraced property situated on the ever popular Warburton Lane in Partington. This attractive property offers spacious accommodation throughout and benefits from uPVC double glazing and gas central heating. This attractively presented period home briefly comprises; large 13ft living room, a generously sized dining room which opens into a fitted kitchen. A contemporary shower room and separate WC can also be found to the ground floor. To the first floor there are two well proportioned double bedrooms, the master benefiting from a range of fitted wardrobes. Externally to the front and side, a large enclosed mainly lawned garden can be found with gated off road parking. The side garden itself comes complete with a host of mature bushes and trees providing a secluded feel. To the rear, a west facing garden can be accessed from the kitchen and provides an ideal space for a table and chairs during those summer months. Available now on an unfurnished basis. Located in the heart of Partington within walking distance of the shopping centre, Broadoak High School and Partington sports village. Partington also benefits from easy access to Lymm and is only a few minutes drive to the M60 motorway. An internal viewing is highly recommended to fully appreciate all this property has to offer.

NOTE

This property is available Now on an unfurnished 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:- D
Council Tax Band - B
Tenure – Leasehold

