



CAROLINE STREET  
IRLAM

£850

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



**VITALSPACE**  
INDEPENDENT ESTATE AGENTS





# Caroline Street, Irlam, M44 6AF

## PROPERTY DETAILS

**\*\*AVAILABLE 23-04-25\*\*** - VITALSPACE ESTATE AGENTS are pleased to offer for rental this recently updated TWO BEDROOM mid terrace property situated in convenient location close to the major motorway links and a range of local shops. This property benefits from being recently decorated and carpeted and in brief, the accommodation comprises; a good sized living room and an open plan dining kitchen. To the first floor, there are two bedrooms and a three piece bathroom. Externally, an enclosed walled courtyard can be found providing ample space for a table and chairs during those summer months. Further benefits include gas central heating and uPVC double glazing. The property is located in a sought after residential area in Irlam, close to local amenities, a range of schools and just 10 minutes drive to The Trafford Centre. Public transport routes and the M60/M62 and M602 motorway links can be easily accessed. Available from the 23-04-25 on an unfurnished basis. Properties like do not stay on the market long so be quick. Viewings by appointment only. Contact VITALSPACE ESTATE AGENTS for further information.

## NOTE

This property is available 23-04-25 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:- E  
Council Tax Band - A  
Tenure – Freehold

