



KESWICK AVENUE
FLIXTON

£1,300

 2 BEDROOMS

 1 BATHROOM

 2 RECEPTIONS

 EPC GRADE:- C



VITALSPACE
INDEPENDENT ESTATE AGENTS



Keswick Avenue, Flixton, M41 6PW

PROPERTY DETAILS

****VIDEO TOUR** - **AVAILABLE 04-12-2025**** - VITALSPACE ESTATE AGENTS are pleased to offer for rental this beautifully presented detached home, situated in a cul-de-sac position, just off Ambleside Road. Just a short walk to Flixton Train Station, The Meadows, Flixton Village, and convenient for local schools and shops. Upgraded to a high standard, this highly desirable property comprises – a spacious entrance hallway, a bay fronted living room, a dining room with double doors opening onto out into the rear garden and a modern fitted white kitchen with separate utility area. To the first floor level, there are two bedrooms (both with fitted wardrobes) and a lovely contemporary family bathroom fitted with a four piece white suite. Externally, a gated driveway provides off road parking and give access to the attached garage. To the rear, a pleasant garden backing onto neighbouring gardens, mostly lawned with a patio/ seating area. Positioned in a wonderful tree lined location just off Ambleside Road, this property is just minutes walk from Flixton train station and a short distance from Urmston town centre with its array of independent shops and cafes. Trafford schools are some of the best in the UK and this property is within close proximity to several highly regarded schools. Both Trafford Park and the North West motorway network are easily accessible providing superb access across the region. For further information or to arrange an internal inspection, please contact VitalSpace Estate Agents.

NOTE

This property is available from the 04-12-2025 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:- C
Council Tax Band - C
Tenure – Freehold

