



23 Avondale Crescent, Manchester, M41

£995 PCM

SUPERB LOCATION & IN GREAT CONDITION! HOME ESTATE AGENTS are pleased to offer for rent this three bedroom extended semi detached family residence which must be viewed to be appreciated. Ideally placed for the well regarded schools, Trafford General Hospital & the ever growing amenities of Urmston. In brief the accommodation comprises welcoming hallway, bay fronted lounge, modern fitted kitchen which is open through to a contemporary conservatory/family room, shaped landing, the three well proportioned bedrooms & a modern four piece bathroom suite. The property is warmed by gas central heating & is fully uPVC double glazed. Externally to the front there is a generous driveway providing ample off road parking. To both the side & the rear there are ornate low maintenance gardens along with a metal garden shed. Available late November 2019 & being let on an unfurnished basis although there are some integrated kitchen appliances. To book your viewing call HOME.

- Available end November 2019
- Modern fitted kitchen
- Gas central heated
- Ample off road parking
- Three bedroom semi detached
- Conservatory/family room
- uPVC double glazed throughout
- Bay fronted lounge
- Modern bathroom suite
- Gardens to three sides



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Hallway

Lounge 19'8" x 10'9" (6.00 x 3.29)

L-shaped kitchen & conservatory 20'2" max x 18'1" max
(6.16 max x 5.52 max)

Shaped landing

Bedroom one 10'2" x 8'7" (3.10 x 2.63)

Bedroom two 8'1" x 7'3" (2.48 x 2.21)

Bedroom three 8'6" x 8'3" (2.60 x 2.53)

Four piece bathroom suite 10'9" x 8'7" (3.28 x 2.63)

Gardens to three sides



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