1 BIRCH POLYGON MANCHESTER

£138 Per Week

Student Accommodation Available 1st July 2027 £138pppw*

This huge semi-detached property has seven outstanding sized bedrooms over three floors, a large kitchen/dining area, as well as a spacious lounge for tenants to relax in, two bathrooms and a separate utility room. Both the front and rear gardens are large and regularly maintained by a gardener. Located just a five minute walk to the famous Curry Mile and next to major bus routes into Manchester City Centre and to the universities.

Property Reference: P1609

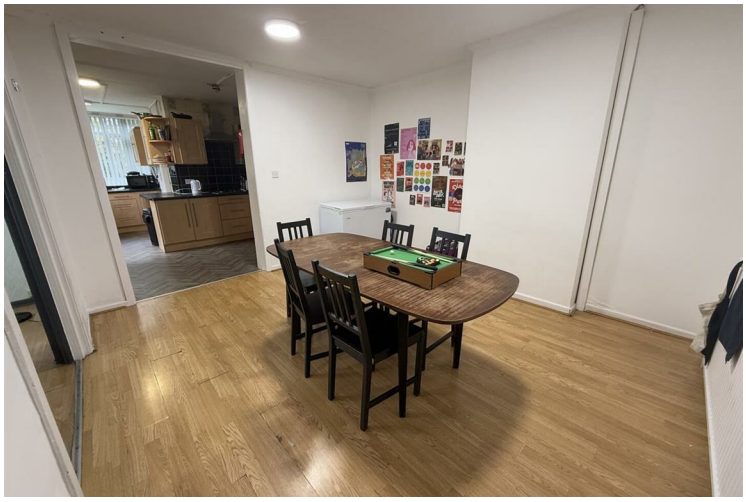
*Bills Paid Ltd manage the utilities at the property, their Inclusive Bills Package covers: gas, electric, broadband, water and a TV Licence, for an additional £26pppw (terms and conditions apply).

- Deposit equivalent to 5x weekly rent
- Holding deposit equivalent to 1x weeks rent due to secure the property, this goes towards the total deposit due
- Rent and utilities calculated per calendar month (not four weeks basis)

Don`t miss out, contact the office and quote the property reference above to book your viewing today!

Disclaimer: These particulars are believed to be accurate but they are not guaranteed and do not form a contract. Any images, videos and/or floorplans on this brochure are for guidance purposes only and are not necessarily to scale.

• 7 Bedrooms • House • Rusholme • Fully furnished • 2 Bathrooms/shower rooms • Large garden • Inclusive Bills £26pppw • 24HR Cover



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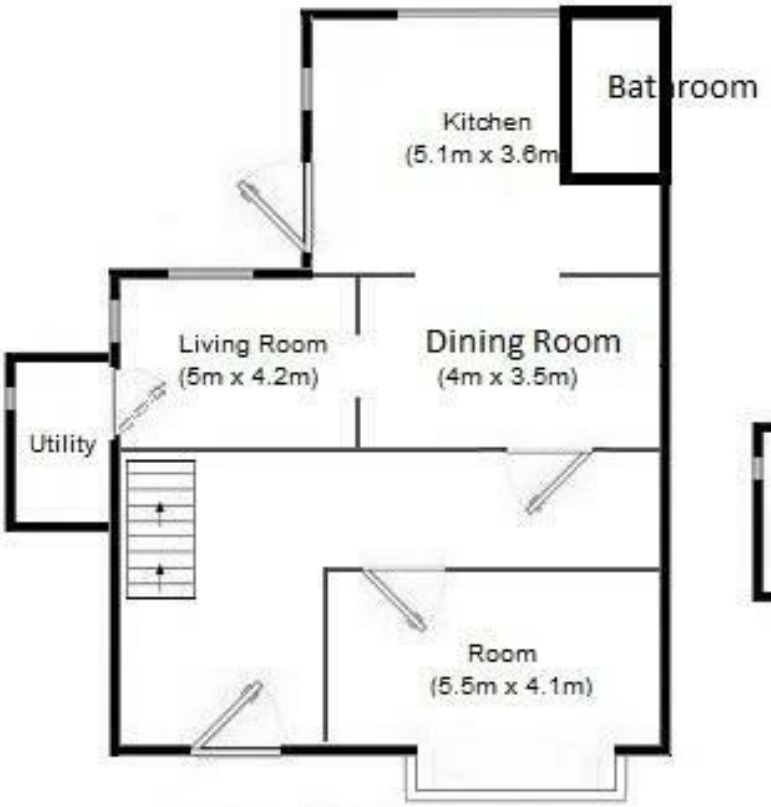
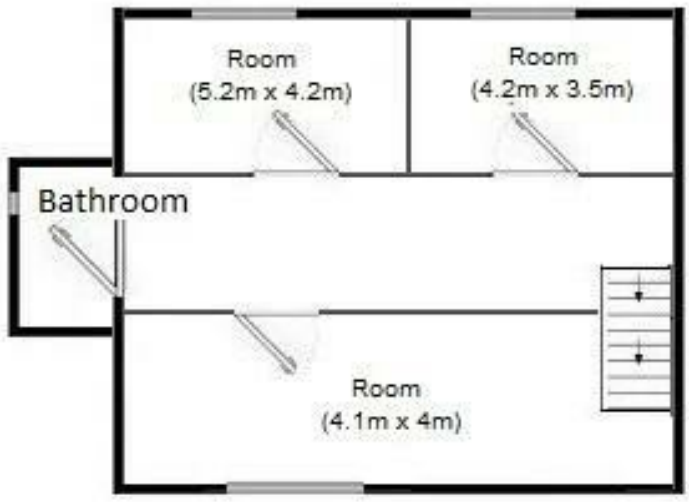
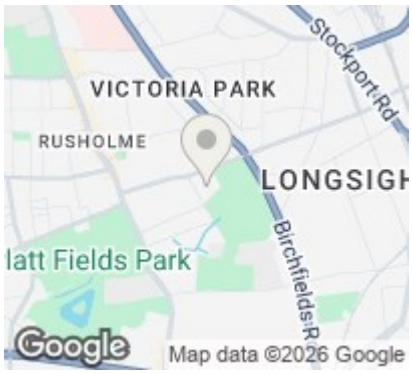
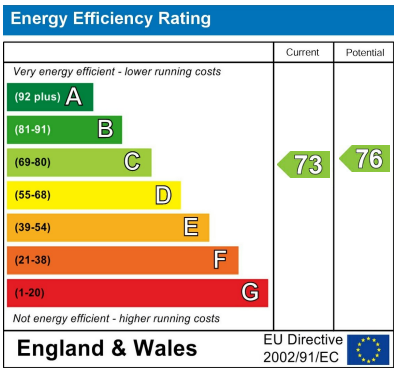


Ground Floor



First Floor





EPC Rating: C Council Tax Band: E

Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements

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