



# 15B NORTH GROVE MANCHESTER

**£995 PCM**

Student Accommodation Available 1st July 2026 £995pcm

Drake & Co are delighted to offer this one bedroom flat with fob entry access, situated on the first floor of the building. There is a large welcoming lounge area suitable for studying and relaxing in, as well as a separate kitchen area, one spacious double bedroom, an ensuite shower room, and a separate WC. Situated in a prime location, tenants can easily travel to the universities in Manchester, as well as the City Centre via public transport or walking.

360° tour available here: <https://tourmkr.com/F1IthQ4GLF/12645602p&271.88h&87.07t>

Property Reference:P1659

- 12 month tenancy
- Holding deposit equivalent to 1x weeks rent due to secure the property, this goes towards the total deposit due
- Rent is 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.



- 1 Bedroom • Flat • Chorlton-on-Medlock • Fully furnished • 1 Shower room • Separate WC • Bills not included • TV included









Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) <b>A</b>		
(81-91) <b>B</b>		
(69-80) <b>C</b>	73	75
(55-68) <b>D</b>		
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
Not energy efficient - higher running costs		
<b>England &amp; Wales</b> EU Directive 2002/91/EC		

**EPC Rating: C      Council Tax Band: A**

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

Drake & Co  
Anson Parade  
161a Dickenson Road  
Rusholme  
Manchester  
M14 5HZ

0161 224 2134  
info@drakes.co.uk  
<https://www.drakes.co.uk/>

