RE/MAX North

173 Butler Street, Manchester, M4 7JD

£2,200 Per month

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GLAMOUR

173 Butler Street

Manchester, M4 7JD

£2,200 Per month

- Semi-detached family home
- Various supermarkets nearby
- Easy access to public transport
- Available immediately
- Private parking
- Close to Manchester city center
- Spacious garden with storage
- Good school network nearby
- Unfurnished

Welcome to this stunning semi-detached house located on Butler Street in the vibrant city of Manchester. This new build property, completed in 2021, offers a generous living space of 1,368 square feet, making it an ideal family home.

As you enter, you are greeted by a well-appointed reception room that provides a warm and inviting atmosphere, perfect for both relaxation and entertaining. The house boasts four spacious bedrooms, ensuring ample space for family members or guests. With two modern bathrooms, morning routines will be a breeze, providing convenience and comfort for everyone.

One of the standout features of this property is the expansive garden, which not only offers a lovely outdoor space for children to play or for hosting summer barbecues but also includes storage options to keep your belongings organised.

Situated with easy access to public transport, this home is perfect for those who commute or enjoy exploring the city. Additionally, its proximity to Manchester city centre means you can take advantage of the vibrant culture, shopping, and dining options that the city has to offer.

This semi-detached house on Butler Street is a fantastic opportunity for anyone looking to settle in a modern, spacious home in a prime location. Don’t miss your chance to make this property your own.

Floor Plans

HEARTFORD

4 BEDROOM

GROUND FLOOR

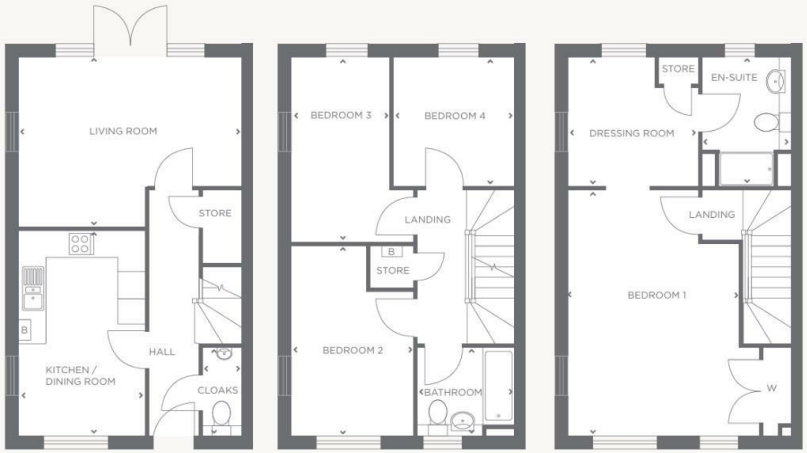
KITCHEN/DINING	2790mm x 4545mm	9'1" x 14'10"
LIVING ROOM	4950mm x 3760mm	16'2" x 12'4"
CLOAKS	850mm x 1960mm	2'9" x 6'5"

FIRST FLOOR

BEDROOM 2	2695mm x 4210mm	8'10" x 13'9"
BEDROOM 3	2170mm x 4095mm	7'1" x 13'5"
BEDROOM 4	2660mm x 2860mm	8'8" x 9'4"
BATHROOM	2142mm x 1905mm	7'0" x 6'3"

SECOND FLOOR

BEDROOM 1	3790mm x 5445mm	12'5" x 17'10"
EN-SUITE	1955mm x 2860mm	6'5" x 9'4"
DRESSING ROOM	2880mm x 2860mm	9'5" x 9'4"



GROUND FLOOR FIRST FLOOR SECOND FLOOR

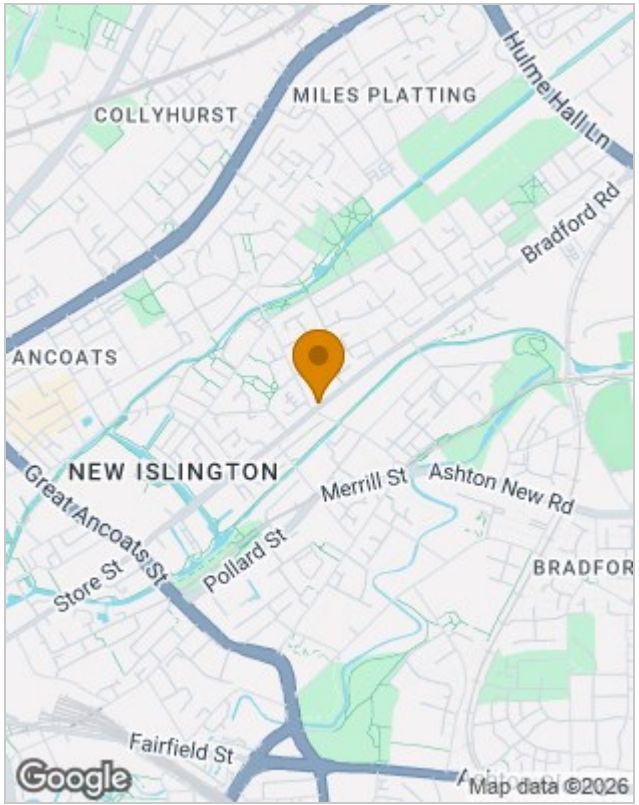
Additional/alternative window positions on selected plots
Please check individual plot details with our sales team.

Please note: ›
Denotes points between which measurements are given.

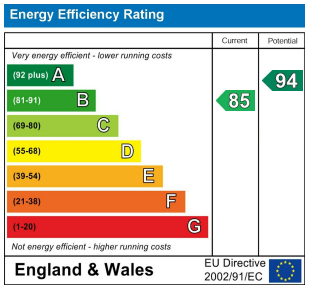
Dimensions stated are within 50mm (2") but should not be used as a basis for furnishings, furniture or appliance spaces etc. Dimensions for such purposes must be verified against actual site measurements. Please note the handing of plots may vary from the floor plans shown. Please check individual plot details with our sales team.

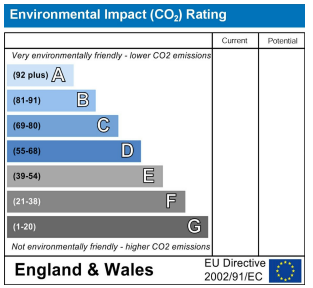
These are example elevations and there may be variations in block configuration and window sizes/locations. Please refer to construction elevation drawings for confirmation.

Location Map



Energy Performance Graph





Viewing

Please contact our RE/MAX North Lettings Office on +44 (0) 1618 040807
if you wish to arrange a viewing appointment for this property or require further information.

The particulars are set out as a general outline only for the guidance of intended purchasers or lessees, and do not constitute, any part of a contract. Nothing in these particulars shall be deemed to be a statement that the property is in good structural condition or otherwise nor that any of the services, appliances, equipment or facilities are in good working order. Purchasers should satisfy themselves of this prior to purchasing.

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