



Roberts House, Altrincham, WA14

Asking Price of £900 pcm



Property Features

- One Double Bedroom Apartment
- Double Glazed Throughout
- Modern Bathroom and Kitchen
- Available Immediately
- Five Minutes Walk to Metrolink Station
- Furnished Rental



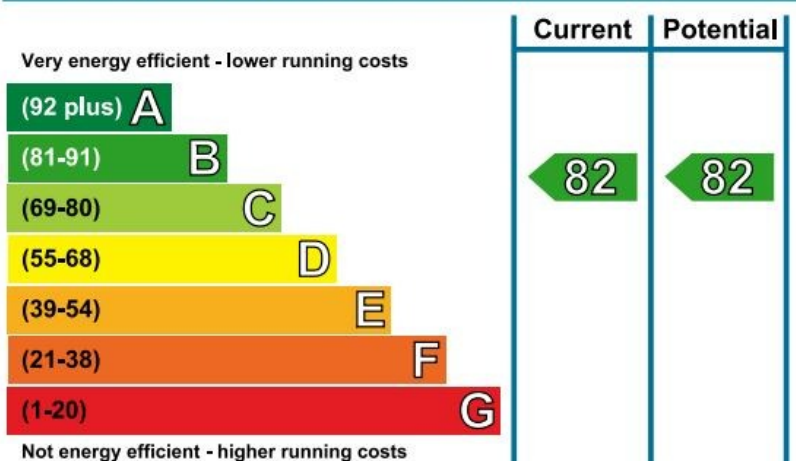
Full Description

Modern one double bedroom apartment located in Roberts House. The property is a short walk to the Metrolink Station, retail park and Altrincham town centre. With a fitted kitchen and bathroom; generous bedroom and open-plan lounge diner.

This would be ideal for a professional and is available immediately.



Energy Efficiency Rating



LOUNGE-DINER

15' 9" x 13' 11" (4.81m x 4.26m)

Open-plan lounge-diner fitted with carpeted flooring; electric radiator; a ceiling mounted light fitting and recessed spot lighting; double glazed windows to front aspect and television point. The kitchen area is fitted with a range of matching storage units, there is an integrated electric oven and hob, with stainless steel extractor fan over and a freestanding fridge-freezer.

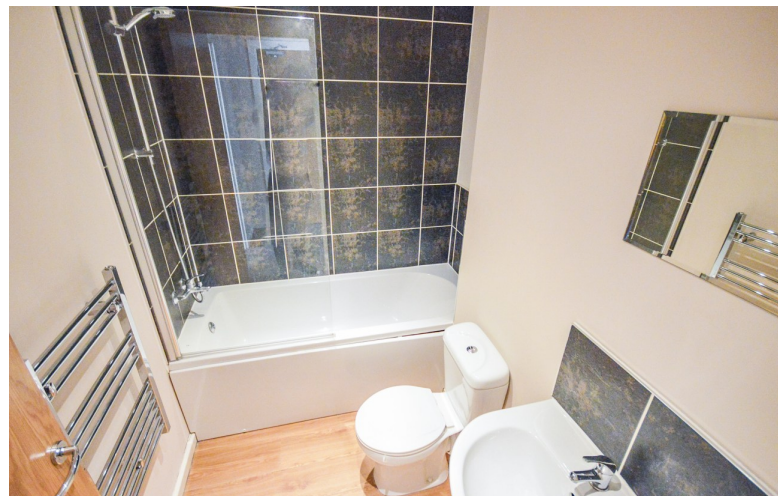
This room is furnished with a sofa, coffee table, dining table and two dining chairs.



BATHROOM

6' 10" x 5' 2" (2.10m x 1.58m)

The bathroom is fitted with a white three-piece suite comprising of a panelled bath with a glazed shower screen and shower over; low-level WC; and wall mounted hand wash basin. The bathroom is also fitted with laminate wood effect flooring; part-tiled walls; a chrome heated towel rail; recessed spot lighting; wall-mounted mirror and extractor fan.



BEDROOM

13' 11" x 8' 3" (4.26m x 2.53m)

The bedroom offers carpeted flooring; a double glazed window to the front aspect; a pendant light fitting; and an electric radiator. This room is furnished with a double bed, chest of draws; bedside table and wardrobe.



COMMON QUESTIONS

1. How much is the deposit for this property?

The deposit is equivalent to 5 weeks of rent, so at £900pcm the deposit would be £1038.46

2. When can I move into this property?

The property is ready for a new tenant to move in as soon as reference checks are successfully completed.

3. Is the property furnished?

Yes, the property comes with the items of furniture visible in the photos and all the white goods.

4. How much will I need to earn to apply for this property?

The rent for this property is £900pcm, therefore we would need to see proof of earnings of over £27,000 per annum for one adult, or if two adults are sharing the rent they will need to earn at least £14,500 per annum each.

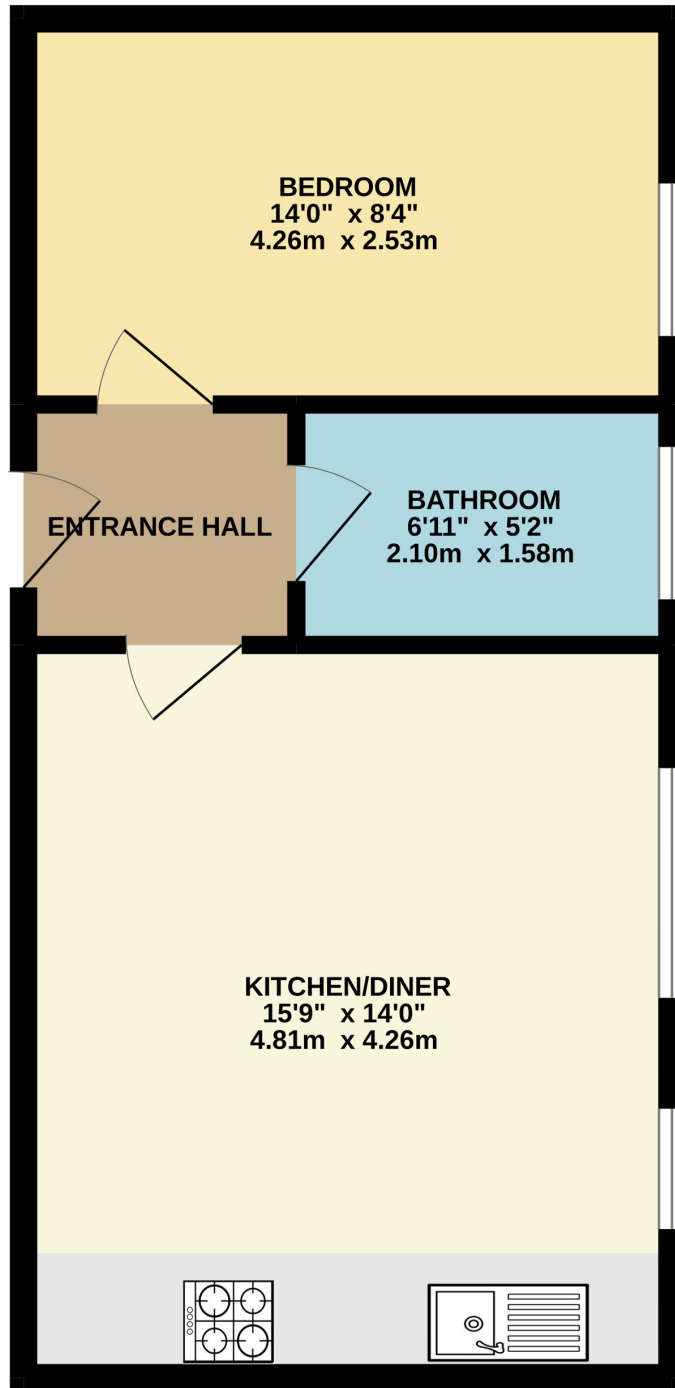
5. Who will be managing my tenancy?

The Landlord manages the property.

6. Which council tax band is this apartment in?

The property is in band B, which in Trafford Council is currently £1,649.53 per annum.

GROUND FLOOR
409 sq.ft. (38.0 sq.m.) approx.



TOTAL FLOOR AREA : 409 sq.ft. (38.0 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.

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