



**Lyme Grove, Stockport**  
**Cheshire SK2 6SG**  
**£499 Per Month**

A charming & immaculately presented 1st floor one bedroom apartment set in a grand period conversion. Situated in a sought after area close to all the local amenities this apartment is perfect for professionals. Recently redecorated, the apartment comprises a large welcoming entrance hall with wooden flooring, bright, spacious living room with high ceilings, modern fitted kitchen, a double bedroom and contemporary bathroom. Outside there is one allocated parking space and lawned communal gardens.

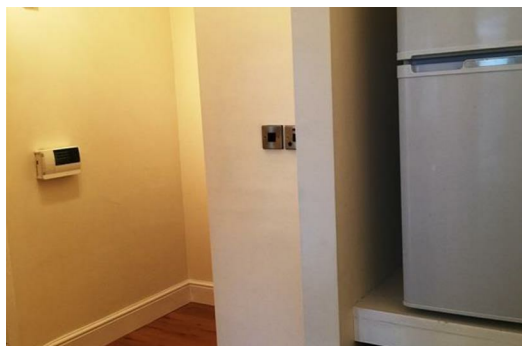
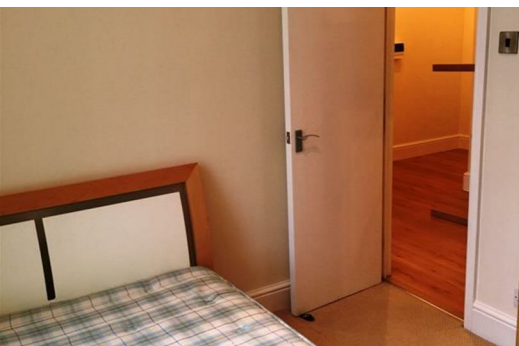
The property is set in an exceptionally convenient location. Within walking distance of convenience stores, Stockport Railway Station, direct links to central Manchester and beyond. The main A6 boasts a wide range of amenities and main bus routes. The M60 is just moments away and Manchester Airport just a few miles to the south.

The property is available immediately and offered part furnished with quality furniture.  
Working applicants only, sorry no pets. Council tax Band A. Accredited Landlord.

CALL NOW TO ARRANGE A VIEWING OR FOR FURTHER DETAILS.

Additional Fees: ADMINISTRATION CHARGE

SINGLE APPLICANT £85.00  
JOINT APPLICATION £120.00





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>			
(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			
England & Wales		EU Directive 2002/91/EC	

Environmental Impact (CO <sub>2</sub> ) Rating		Current	Potential
Very environmentally friendly - lower CO <sub>2</sub> emissions			
(81-91) <b>A</b>			
(69-80) <b>B</b>			
(55-68) <b>C</b>			
(39-54) <b>D</b>			
(21-38) <b>E</b>			
(1-20) <b>F</b>			
(1-20) <b>G</b>			
Not environmentally friendly - higher CO <sub>2</sub> emissions			
England & Wales		EU Directive 2002/91/EC	