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# Ascend

Built on higher standards



Wilbraham Road, Manchester

£685 PCM

Located in a popular area of Fallowfield, this spacious two-bedroom apartment has great local transport links and amenities.

This modern property comprises of a stylish hallway; good sized living room with large windows and high ceilings; contemporary fitted kitchen with sleek modern cabinets; master double bedroom with storage and walk-in wardrobe; a further single bedroom and bathroom with three piece suite. White goods are included.

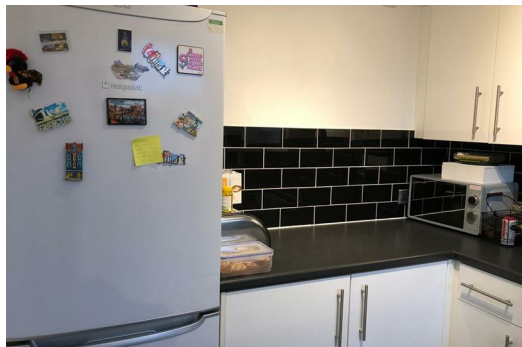
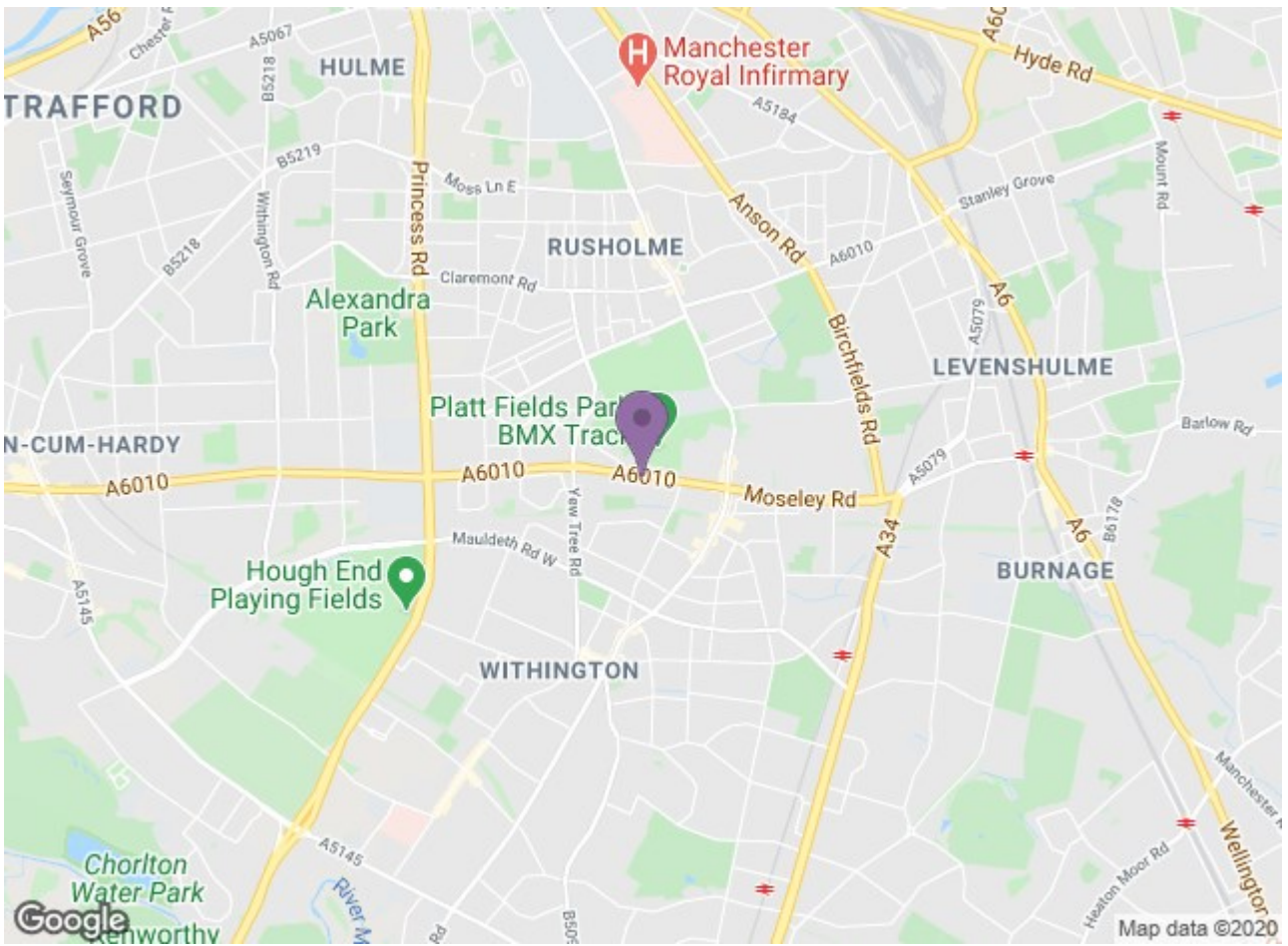
With the City Centre just a 15min drive away, you will find tons of amenities at your doorsteps including bars, restaurants and Platt Fields Park. Contact our Deansgate branch today for more info on 0161 637 8336.

This home is rented directly from the landlord, Grainger PLC, one of the UK's leading professional landlords, with over 100 years of experience.

Grainger is committed to providing excellent customer service and offer long term, flexible tenancies. Upon move in you will have a dedicated Property Manager so no more having to speak to somebody different each time you contact us!

Grainger is accredited and regulated by a number of third-party organisations including Property Mark and the Property Ombudsmen and in line with the Tenant Fees Act 2019, have disclosed their tenant fee schedule which can be





Energy Efficiency Rating		Environmental Impact (CO <sub>2</sub> ) Rating	
Current	Target	Current	Target
A	B	A	B
B	C	B	C
C	D	C	D
D	E	D	E
E	F	E	F
F	G	F	G
G		G	

Energy Efficiency Rating: Current **A**, Target **B**.  
 Environmental Impact (CO<sub>2</sub>) Rating: Current **A**, Target **B**.