

## Carlton Road

, Salford, M6 7EW

## Rental £600 pcm

Room in 1 bedroom House Share available 16 June 2025

SnugPads, St. James House 5th Floor, Pendleton Way, M6 5FW

info@snugpads.com

# 01613272627

### Opening Times

Mon 09.00 - 17.00; Tues 09.00 - 17.00

Wed 09.00 - 17.00; Thurs 09.00 - 17.00

Fri 09.00 - 17.00; Sat Closed; Sun Closed

\* Furnished

## Description

\*\* Available from 16th June, can suit couple \*\* Fully furnished bedroom available in a professional/student house share in Salford. The property consists of 8 double bedrooms, 2 bathrooms, shower room, extra w.c, kitchen/dining, lounge, rear yard, bike storage, on street parking. Within walking distance of Salford Royal Hospital, Media City, local shopping centre and bus routes to the university and City Centre. Location; Bus stop: 2min walk Aldi: 11min walk Salford Shopping City: 15min walk Langworthy tram stop: 25min walk Salford Royal Hospital: 25min walk More Details; Price: £600pcm with bills included. for couple add extra £100pcm Bills included: gas, electricity, water, council tax, unlimited fibre internet, TV licence and contract cleaner. Availability: 16th June, standard terms are 12 months, extra £50pcm if 6 months. Suit single person, Can accommodate a couple for extra cost for bills, not suit children. Deposit: £200 What next? Like the look of the place? Simply apply online on our website Snugpads.com Contact us 01613272627 to book a viewing and ask questions. Property Advert Disclaimer These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending users should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. All measurements quoted are approximate and any images shown are copyright.

## Accommodation

Property Ref: inst-524

All measurements are approximate.

## Further Information

The deposit required is £200

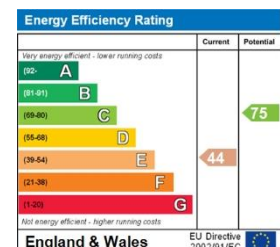
The bills included in the rent are Council Tax / Rates, Electricity, Gas and Water

The landlord is willing to rent this home to Employed, Self Employed, Student, Own Means

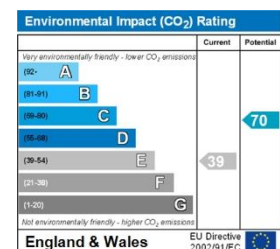
The landlord is willing to rent the property for a minimum of 6 Months and a maximum of 36 Months

## Energy Performance Certificates

This home's performance is rated in terms of the energy use per square metre of floor area, energy efficiency based on fuel costs and environmental impact based on carbon dioxide (CO2) emissions.



The energy efficiency rating is a measure of the overall efficiency of a home. The higher the rating the more energy efficient the home is and the lower the fuel bills will be.



The environmental impact rating is a measure of a home's impact on the environment in terms of carbon dioxide (CO2) emissions. The higher the rating the less impact it has on the environment.

Creation Date: 23/05/2025

## IMPORTANT INFORMATION

For clarification, we wish to inform the prospective tenant that we have prepared these details as a general guide. The agent has not carried out a detailed survey nor tested the services, appliances, or specific fittings (unless otherwise stated), and no warranty can be given as to their condition. All room measurements are taken at floor level. We strongly recommend that all the information which we provide about the property is verified by yourself and your advisers.