jordan fishwick

# Apt 305 Emmeline Tower, 17 Dalton Street, Manchester, M40 7EB

EWS1 IN PLACE. Mortgage Buyers Welcome. Welcome to Emmeline Tower, a modern apartment located at 17 Dalton Street in the vibrant city of Manchester. This delightful one-bedroom apartment offers a comfortable living space, perfect for individuals or couples seeking a stylish urban retreat.

Spanning an impressive 581 square feet, the apartment features a well-appointed reception room that provides a warm and inviting atmosphere, ideal for both relaxation and entertaining. The bedroom is generously sized, ensuring a peaceful haven for rest. The bathroom is contemporary and functional, catering to all your daily needs.

Built in 2005, this property boasts modern design elements and conveniences that enhance your living experience. Additionally, the apartment includes parking for one vehicle, a valuable asset in the bustling city centre.

Emmeline Tower is situated in a prime location, offering easy access to Manchester's extensive array of shops, restaurants, and cultural attractions. Whether you are exploring the local area or commuting to work, you will find that this apartment provides both comfort and convenience.

This property is an excellent opportunity for those looking to embrace city living in a well-designed space. Do not miss the chance to make this charming apartment your new home.

# Price £110,000

**Viewing arrangements**
**Viewing strictly by appointment through the agent**
**245 Deansgate, Manchester, M3 4EN  0161 833 9499 opt 3**

## Entrance Hall
Access to all rooms. Wooden flooring. Ceiling light.

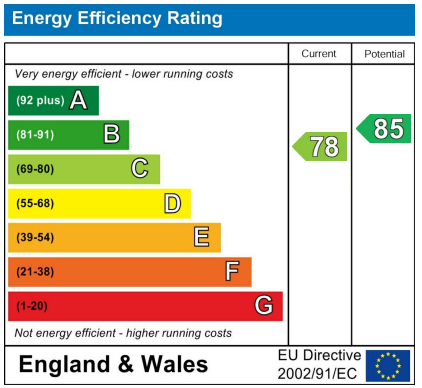
## Living Room/Kitchen
23'6" x 14'1"
Range of wall and base units with complimentary worktops over. Cooker with hob and extractor over. Space for fridge/freezer. Cupboard housing washing machine. Sink with mixer tap. Wooden flooring. Ceiling light. Wall mounted electric heaters.

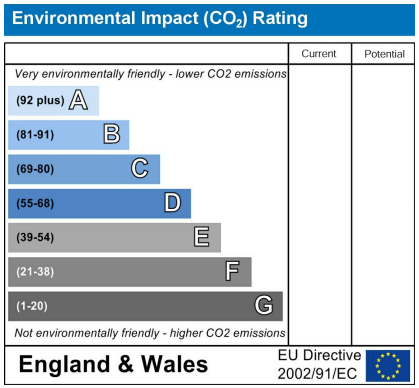
## Bedroom
6'7" x 9'1"
Fitted carpet. Ceiling light. Wall mounted electric heater.

## Bathroom
Bath with mixer shower over. Sink with mixer tap. Low level W.C. Heated towel rail.

## Externally
Parking. Bike storage. Lifts to all floors.

## Additional Information
Service charges - £720 per quarter with RMG management group.
Ground rent - £200 per annum
Lease - 250 years from 2005
Council Tax Band A




Email: manchester@jordanfishwick.co.uk

THIRD FLOOR

Measurements are approximate. Not to scale. Illustrative purposes only
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manchester@jordanfishwick.co.uk

www.jordanfishwick.co.uk