CCTV
jordan fishwick

Apt 18 32, The Rhine, City Road East, Manchester, M15 4TE

EWS-1 IN PLACE
Jordan Fishwick are pleased to market for sale this 5th floor two bedroom apartment, found on the 5th floor, just a stones throw from Deansgate Locks, the new First Street development and Oxford Road Train station. This city centre pad benefits from a secure allocated parking space, floor to ceiling windows in the living area, small balcony off the living room area and a fitted kitchen with integrated appliances such as fridge/freezer, dishwasher and washer/dryer. The master bedroom with en-suite and separate bathroom with shower. This apartment benefits from wooden flooring in the entrance hallway and living area/kitchen. Ideal For FTB or Investor.

Asking Price £225,000

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

The Building
The location is a standout feature, with easy access to a plethora of local amenities, including shops, restaurants, and public transport links, making commuting a breeze. Manchester's rich cultural scene, with its theatres, galleries, and music venues, is just a stone's throw away, offering endless opportunities for leisure and entertainment.

This apartment is not just a place to live; it is a lifestyle choice that embodies the essence of city living. With its modern features and prime location, it presents an excellent opportunity for those looking to immerse themselves in the dynamic atmosphere of Manchester. Whether you are a first-time buyer or an astute investor, this property is sure to impress. Do not miss the chance to make this delightful apartment your new home.

Kitchen / Lounge
13'1" x 24'2"
Open plan living/kitchen area with laminate flooring. Floor to ceiling double glazed window with door leading to balcony. Wall mounted electric heater. Television and telephone connection point. Open through to modern Fully fitted kitchen with range of matching base and eye level units and complimentary roll top work surfaces over. Integrated oven/hob, fridge/freezer, dishwasher and washing machine.

Bedroom One
9'0" x 8'5"
Fitted carpet, Double glazed window. Wall mounted electric heater.

Bedroom Two
8'10" x 12'5"
Fitted Carpet, Double glazed window, electric heater and access to the en-suite

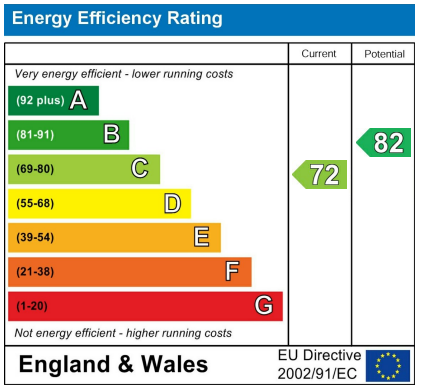
En-suite
5'6" x 9'5"
Stylish three piece suite with walk in shower, back to wall wc and semi pedestal basin. Large vanity mirror, ceramic tiles to floor, spot lighting and electrical heater.

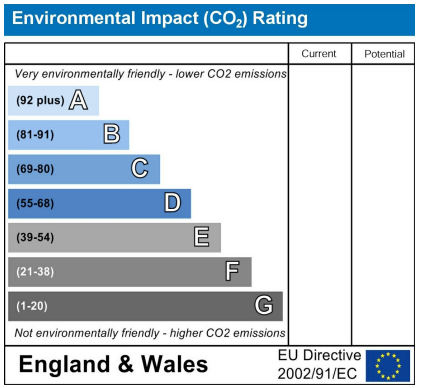
Bathoom
6'7" x 5'10"
Three piece suite with wash hand basin and W.C. Shower attachment over the bath, part tiled walls, heated towel rail and fitted mirror.

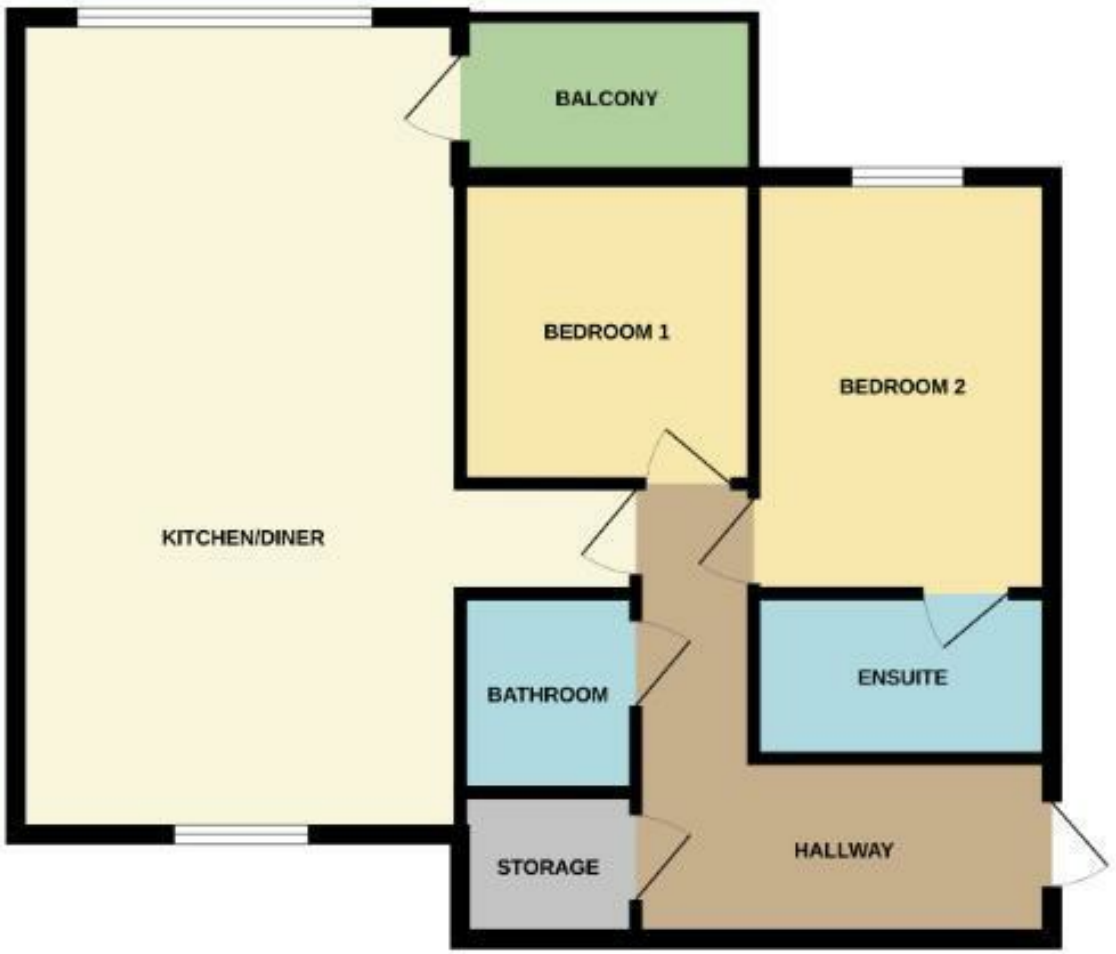
Externally
Allocated underground parking space.

Additional Information
Service charges - £2060.00
Lease - 999 years from 1 January 2004
Ground rent - £200 per annum
Managing agents - Scanlans
Council Tax - D
EPC - C

Agents Notes
To be able to purchase a property in the United Kingdom all agents have a legal requirement to conduct Identity checks on all customers involved in the transaction to fulfil their obligations under Anti Money Laundering regulations. We outsource this check to a third party and a charge will apply. Ask the branch for further details.







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