

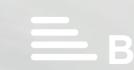


RESIDE
MANCHESTER



A302 Railings 5 Shale Lane
Middlewood Locks, Salford, M5 4BU

£1,950 PCM

 3  2  1  B

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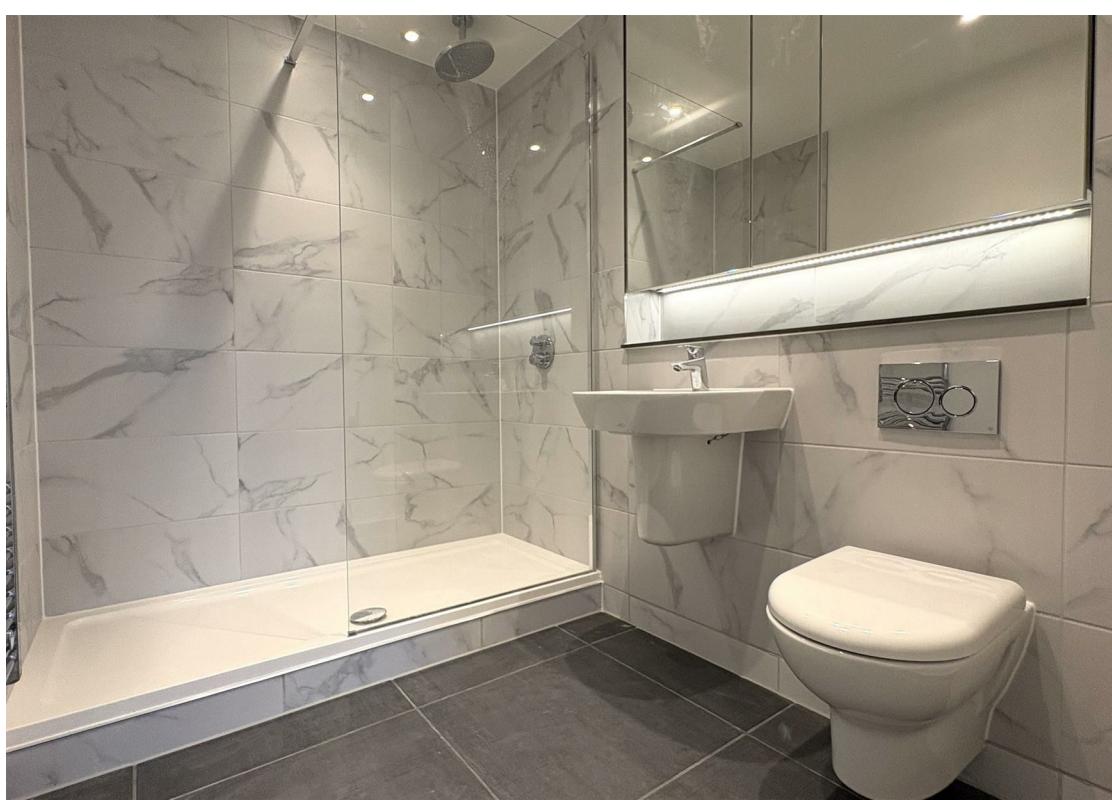
Limited-Time Offer - Enjoy one month rent free on this unit for reservations until the end of February!

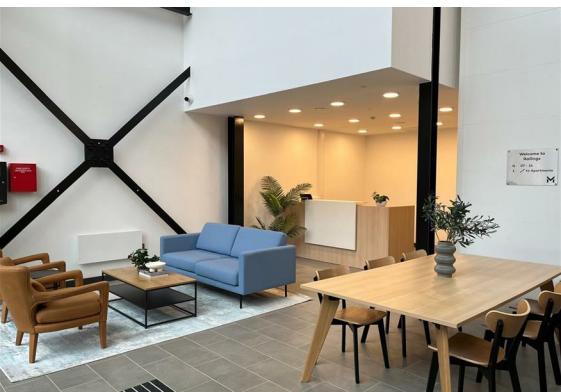
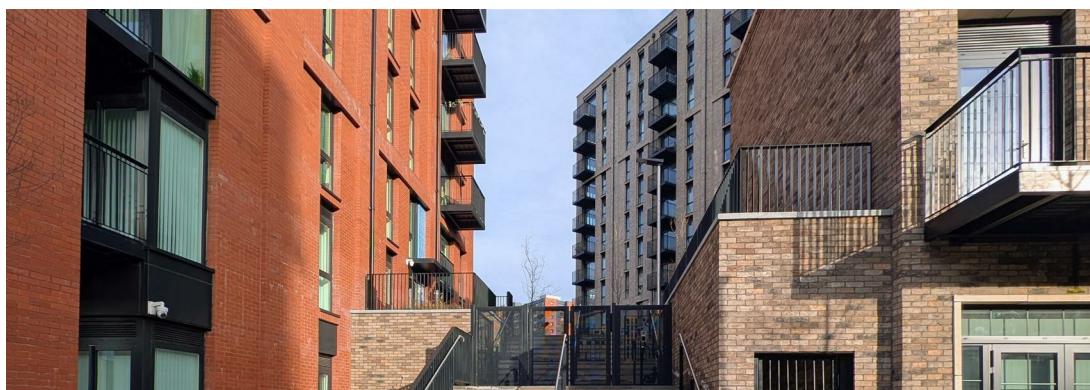
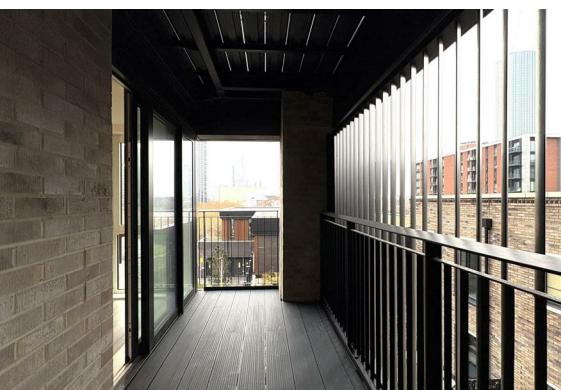
This brand new three-bedroom, two-bathroom apartment has been carefully designed to a high standard throughout. Features include a sleek, fully integrated kitchen, modern bathrooms, double-glazed windows, and access to a secure parcel delivery system and co-working space.

Located within a lively canalside setting with landscaped green spaces, the apartment offers modern living in a highly desirable location.

Contact our rentals team on 0161 837 2840 to register your interest and be among the first to secure a home within this exciting new development.

- Limited-Time Offer - Enjoy one month rent free on this unit for reservations until the end of February!
- Three Double Bedroom, Two Bathroom With A Spacious Balcony
- Furnished And Unfurnished Option Available
- Canalside Neighbourhood
- Available Immediately
- EPC Rating B
- Secure Parcel System
- 10 Minute Walk Into Manchester City Centre
- Parking Available At £150 Per Month
- 6 Months Free Hyperoptic WiFi Included

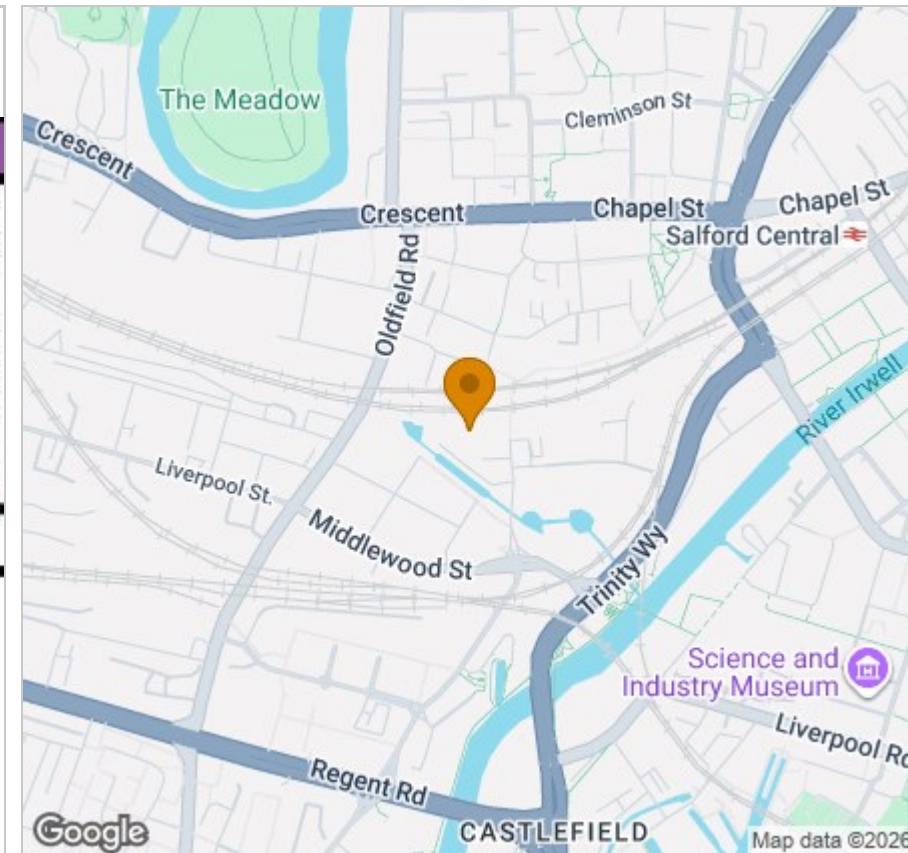




Floor Plan



Area Map



Viewing

Please contact our Reside Manchester Office on 0161 837 2840 if you wish to arrange a viewing appointment for this property or require further information.

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 purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firms employment has the authority to make or give any representation or warranty in respect of the property.

Energy Efficiency Graph

| Energy Efficiency Rating | | |
|--|---------|-----------|
| | Current | Potential |
| Very energy efficient - lower running costs (92 plus) A | | |
| (81-91) B | | |
| (69-80) C | | |
| (55-68) D | | |
| (39-54) E | | |
| (21-38) F | | |
| (1-20) G | | |
| Not energy efficient - higher running costs | | |
| England & Wales EU Directive 2002/91/EC | | |

| Environmental Impact (CO ₂) Rating | | |
|--|---------|-----------|
| | Current | Potential |
| Very environmentally friendly - lower CO ₂ emissions (92 plus) A | | |
| (81-91) B | | |
| (69-80) C | | |
| (55-68) D | | |
| (39-54) E | | |
| (21-38) F | | |
| (1-20) G | | |
| Not environmentally friendly - higher CO ₂ emissions | | |
| England & Wales EU Directive 2002/91/EC | | |

Upper Ground, 4 Jordan Street, Manchester, Greater Manchester, M15 4PY

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