

## 1 The Assembly

Cambridge Street | | Manchester | M1 5GB

Asking Price £295,950



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Nestled in the heart of the vibrant city, The Assembly on One Cambridge Street presents an exceptional opportunity for discerning buyers or investors. This modern apartment boasts a generous 847 square feet of living space, thoughtfully designed to offer both comfort and style.

Upon entering, you are greeted by an entrance hall through to spacious open-plan living area that seamlessly blends the reception room with the kitchen, creating an inviting atmosphere perfect for entertaining or relaxing. The apartment features two wellproportioned bedrooms, providing ample space for rest and privacy. Additionally, there are two bathrooms, ensuring convenience for both residents and guests alike.

Situated on the ground floor, this property benefits from easy access and is

- TWO DOUBLE BEDROOMS
- ROOM
- FITTED KITCHEN
- 847 SQ FT
- 24 HOUR CONCIERGE

- · BATHROOM & EN SUITE

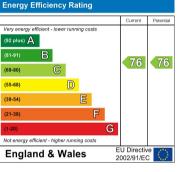
FITTED WARDROBES

- CURRENTLY LET FOR £1,600PCM UNTIL 24/7/25, ACHIEVING A RENTAL YIELD OF 6.4%
- · CLOSE TO OXFORD ROAD & FIRST STREET









68 Quay Street Manchester M3 3EJ 0161 513 2034 hello@thegea.co.uk www.thegea.co.uk