



Talbot Road | Manchester | M16 OPP

**Asking Price £190,000**

*The*  
**GOOD  
ESTATE**  
AGENCY

Talbot Road | Old Trafford  
Manchester | M16 0PP  
Asking Price £190,000

**1 BED APARTMENT WITH PARKING.** An excellent, spacious one bedroom property in the newly developed Alexander House at Old Trafford. The 6th floor apartment, totalling 474 sqft, comprises: entrance hall, storage area, large open plan living & dining room through to fitted kitchen, large double bedroom and bathroom with shower. Further benefits include, intercom & washer dryer. Located opposite Old Trafford Cricket Ground, close to White City Retail Park and the Tesco Extra, only a 2 minute walk to Trafford Bar Metrolink Station and just 3 miles from Manchester city centre. Currently let for £1,000pcm, achieving a rental yield of 6.3%. EWS1 Form in place.

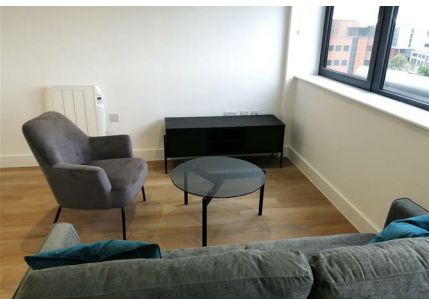


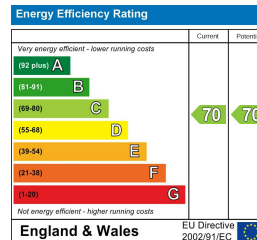
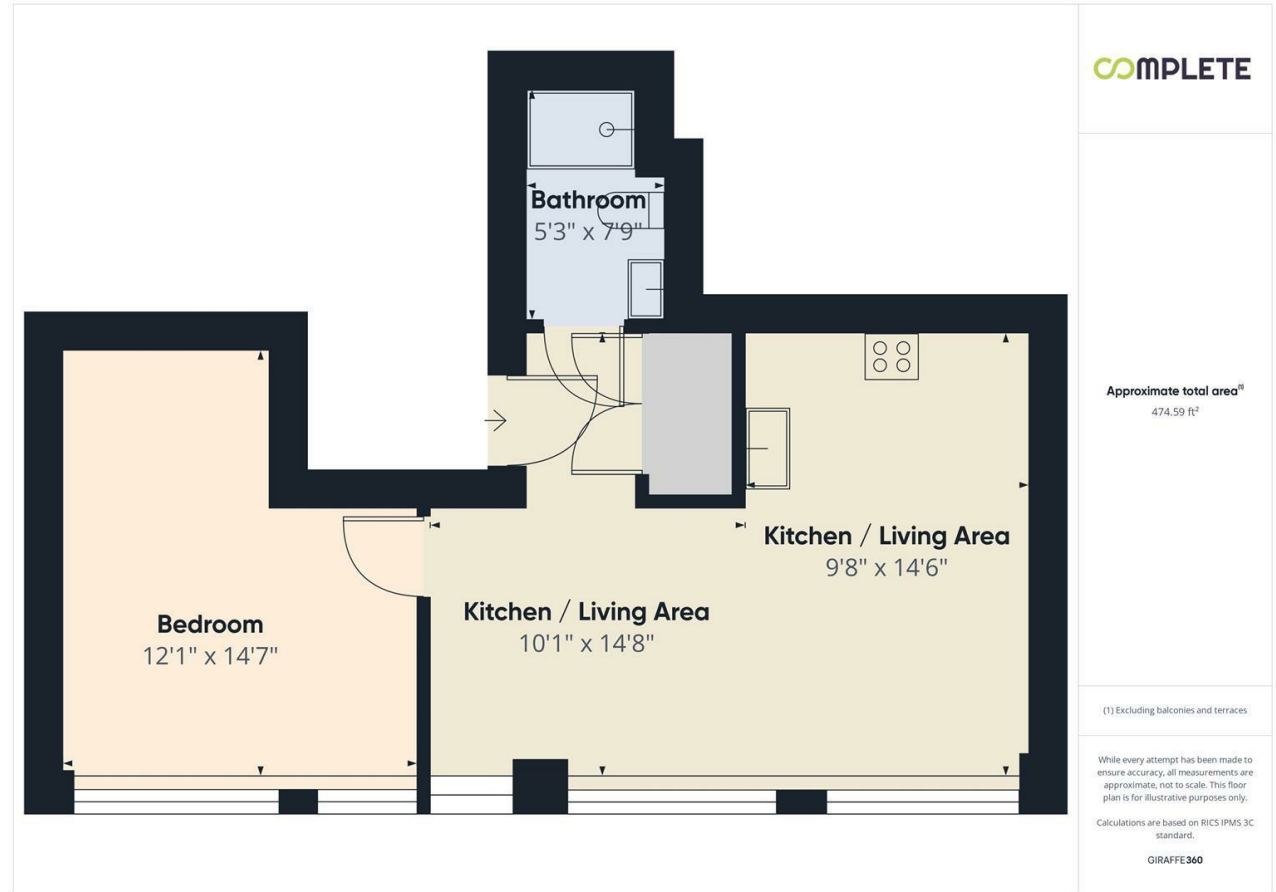
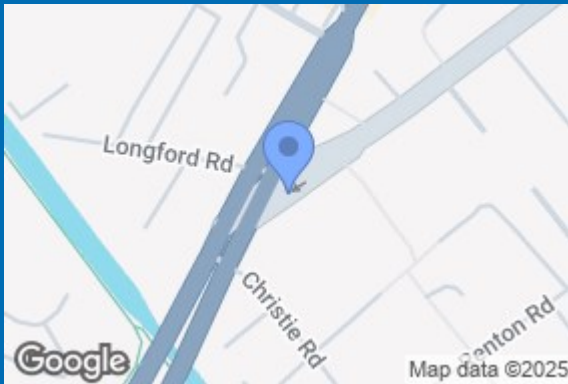
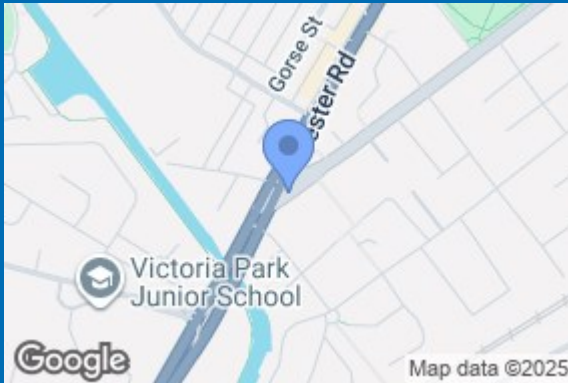
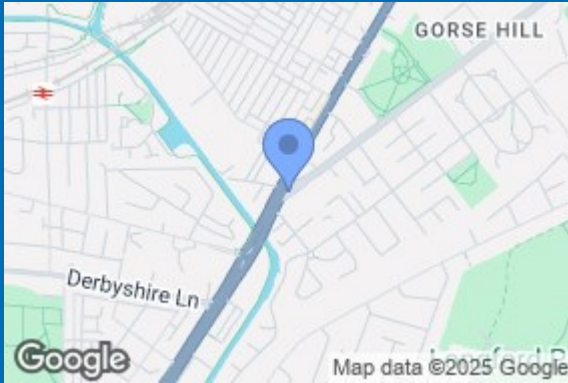
- ONE BEDROOM APARTMENT
- 6TH FLOOR
- FITTED KITCHEN
- OPPOSITE OLD TRAFFORD CRICKET GROUND

- SPACIOUS OPEN PLAN LIVING & DINING ROOM
- 484 SQ FT
- ALLOCATED PARKING INCLUDED
- CURRENTLY LET FOR £1,000PCM UNTIL 8/12/25, ACHIEVING A RENTAL YIELD OF 6.3%









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