



**HUNTERS**<sup>®</sup>

HERE TO GET *you* THERE

 2  2  1  B

**HUNTERS**

# Apartment 1803, Lightbox, Salford, Greater Manchester

£355,000



This stunning apartment located in the heart of Salford Quays, offering spectacular views and convenient city access. This property is ideal for young professionals seeking quick and easy entry into Manchester City Centre.

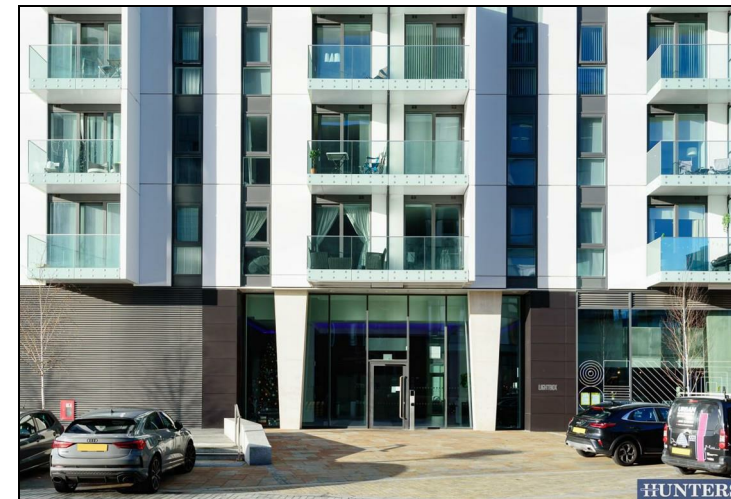
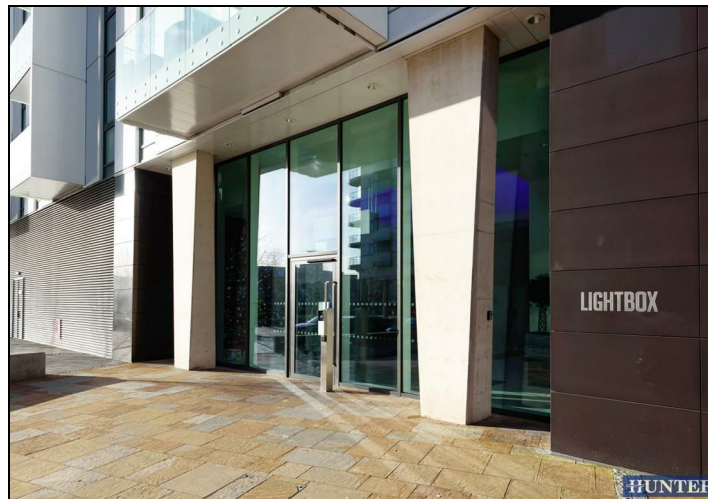
Upon entering, you'll find a modern, spacious open-plan living room, kitchen, and dining area, complete with integrated appliances and a balcony that provides fantastic views of the Quays.

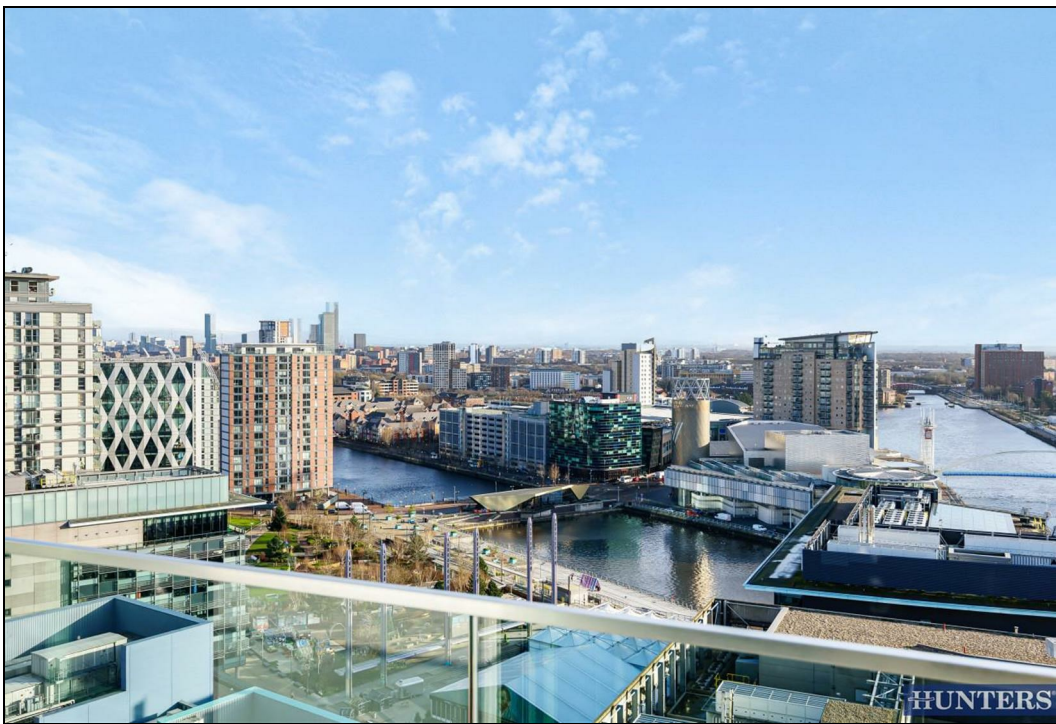
The apartment boasts two double bedrooms, with the master featuring fitted wardrobes and an en-suite shower room. There is also a main three-piece bathroom accessible from the living area.

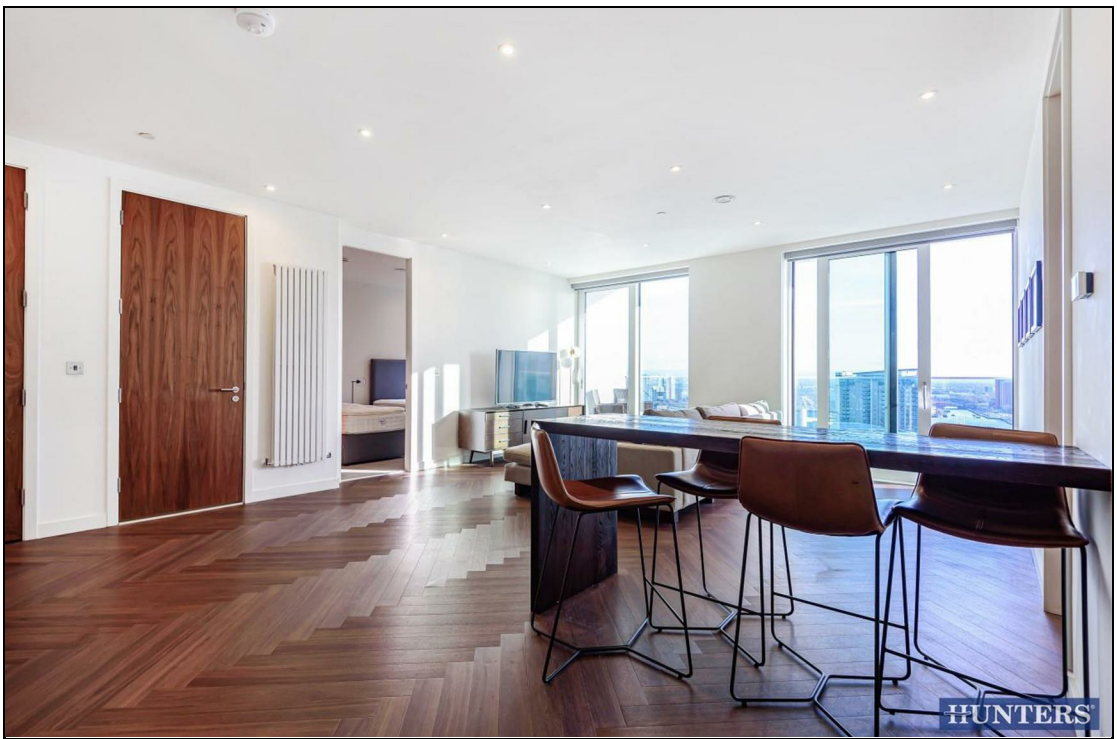
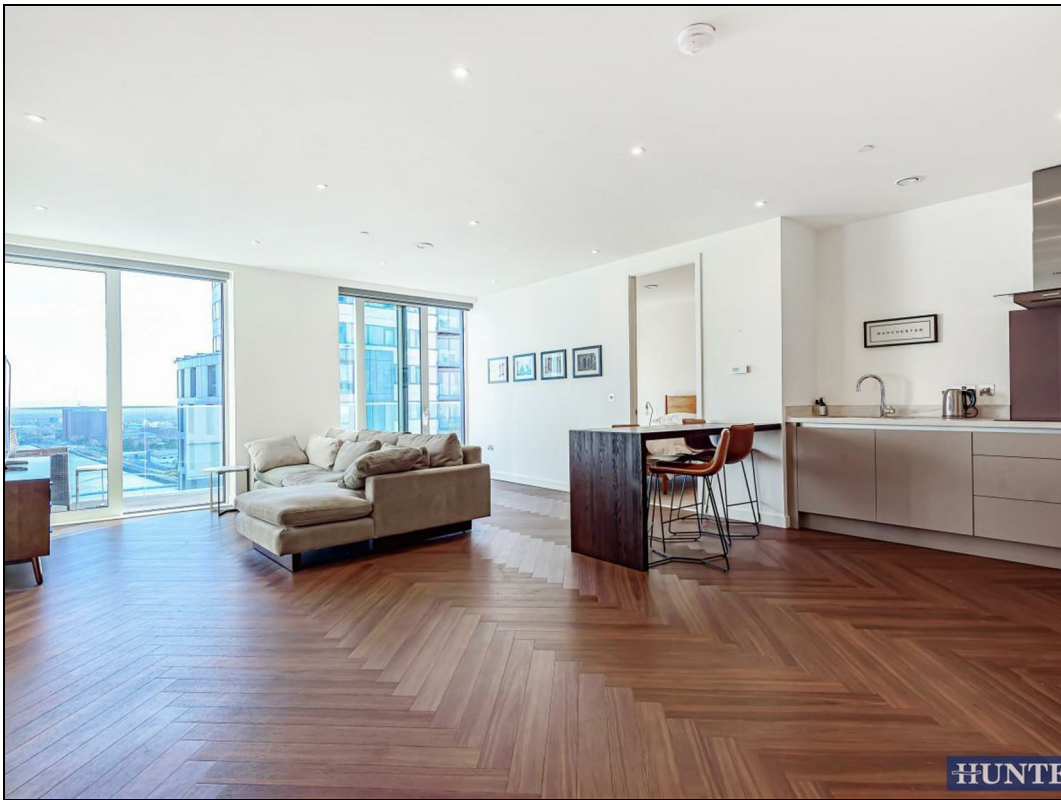
Salford Quays is a highly desirable area, offering excellent access to Manchester City Centre via the Metrolink. MediaCityUK is just steps away, where you can enjoy a variety of bars and restaurants.

## KEY FEATURES

- Salford Quays Location
  - MediaCity UK
- Excellent Transport Links
- 18th Floor Luxury Apartment
  - Two Double Bedrooms
  - Close to Bars & Restaurants



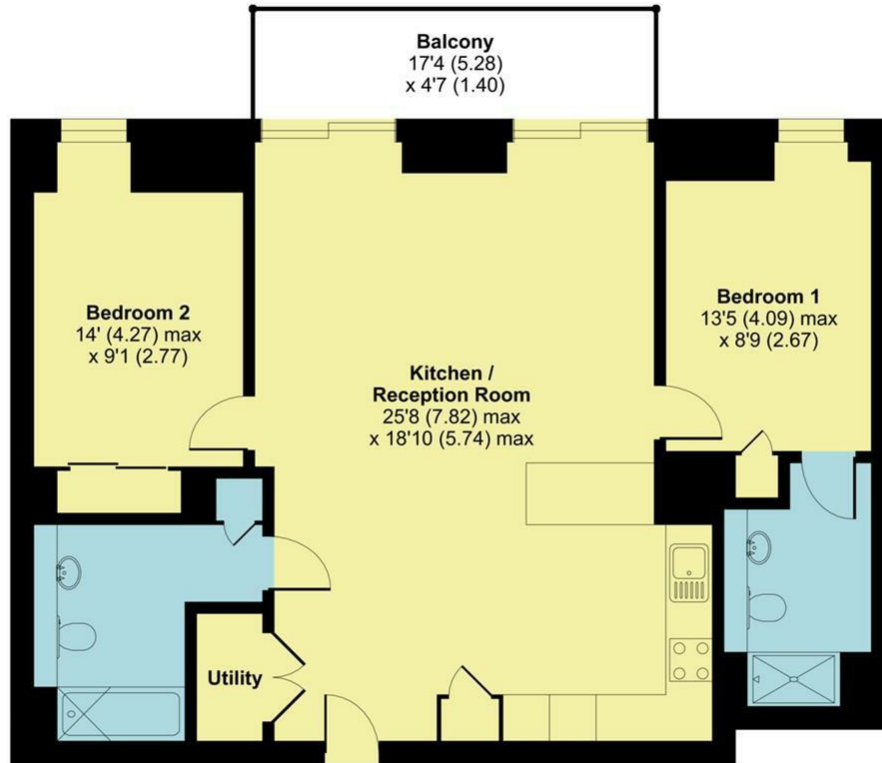




# Lightbox, Blue, Media City UK, Salford, M50

Approximate Area = 897 sq ft / 83.3 sq m

For identification only - Not to scale



**EIGHTEENTH FLOOR**  
APPROX FLOOR  
AREA 83.3 SQ M  
(897 SQ FT)



Floor plan produced in accordance with RICS Property Measurement Standards incorporating International Property Measurement Standards (IPMS2 Residential). © nichecom 2021. Produced for Hunters Property Group. REF: 798139



Energy Efficiency Rating		Environmental Impact (CO <sub>2</sub> ) Rating			
	Current	Potential		Current	Potential
Very energy efficient - lower running costs			Very environmentally friendly - lower CO <sub>2</sub> emissions		
(92 plus) <b>A</b>			(92 plus) <b>A</b>		
(81-91) <b>B</b>			(81-91) <b>B</b>		
(69-80) <b>C</b>			(69-80) <b>C</b>		
(55-68) <b>D</b>			(55-68) <b>D</b>		
(39-54) <b>E</b>			(39-54) <b>E</b>		
(21-38) <b>F</b>			(21-38) <b>F</b>		
(11-20) <b>G</b>			(1-20) <b>G</b>		
Not energy efficient - higher running costs			Not environmentally friendly - higher CO <sub>2</sub> emissions		
<b>87</b>	<b>87</b>				
EU Directive 2002/91/EC			EU Directive 2002/91/EC		
England & Wales			England & Wales		

The Granary, Worsley, Manchester, M28 2EB | 0161 790 9000  
worsley@hunters.com | www.hunters.com



This Hunters business is independently owned and operated by Prestige Property International Limited | Registered Address Mill House 6 Worsley Road, Worsley, Manchester, England, M28 2NL | Registered Number: 05299070 England and Wales | VAT No: 938460205 with the written consent of Hunters Franchising Limited.