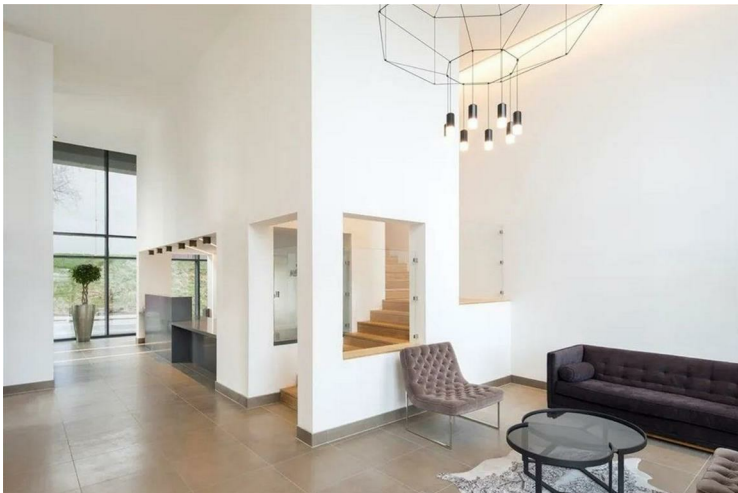




**Block A, Wilburn Basin, Orsdall
Lane, Salford**

£185,000
Leasehold

INVESTMENT - FOR SALE This sought after 10th Floor apartment is situated in a high end residential complex in Salford/Manchester, known for its modern amenities and convenient location. It's an ideal choice for FTB, renters, professionals, or students looking for a comfortable and contemporary living space.



Full Description

This Luxury Apartment has Three Bedrooms,, each with ample space for a variety of furniture and storage. These rooms are versatile and can be adapted to suit your needs, whether you want a master bedroom, guest room, or a home office.

Open-Plan Living Area:

The heart of this apartment is the open-plan living area, combining the living room, dining area, and kitchen into a spacious and welcoming space. Large windows flood the room with natural light, creating a warm and inviting atmosphere.

Modern Kitchen:

The kitchen is equipped with contemporary appliances, including a built in oven/hob, refrigerator, and ample cabinet space. It's perfect for those who enjoy cooking or simply want to prepare quick meals.

Bathrooms:

The apartment includes two well-appointed bathrooms, featuring modern fixtures, a bathtub or shower, and stylish tiling.

On Site Gym, Cinema, Meeting Rooms, WIFI, 24 Hour Concierge

Gross Rental Income - £17,100 - scope to increase to 22k
Tenanted until August 2024

Call Mistoria now for more details! 0161 519 9554

** Photos used for illustrative purposes**

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Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B	82	82
(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	

Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements

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