



City Bridge Apartments, Glovers Court, Preston, PR1 3LZ

Offers in the Region of **£160,000**

Modern Two-Bedroom Top-Floor Apartment | City Centre Living | Stylish Character Features | Potential £17,000 Annual Income

City Bridge Apartments, Glovers Court, Preston, PR1 3LZ – a unique two-bedroom top floor apartment right in the heart of Preston city centre. With exposed brick walls, open steel frames, and three striking arch windows overlooking the city, this home offers something you won't find elsewhere on the market.

The sleek, open-plan kitchen/living area includes integrated appliances and a newly fitted washer-dryer, while both bedrooms are generously sized, the master with fitted wardrobes the other with an ensuite. The stylish bathroom and upgraded electric heating (Wi-Fi controlled) add to the modern feel. Integrated Bluetooth ceiling speakers allow you to stream music or connect to your TV for surround sound.

This apartment isn't just a home – it's a lifestyle. Walk to cafes, wine bars, restaurants, shops, Avenham Park, and Preston Train Station. Whether commuting to Manchester, Liverpool, or enjoying days in the Lakes, you're perfectly placed. The apartment is also offered with six months' fully paid parking just steps away, and could make an excellent investment with potential rental income of approx. £17,000 per year.

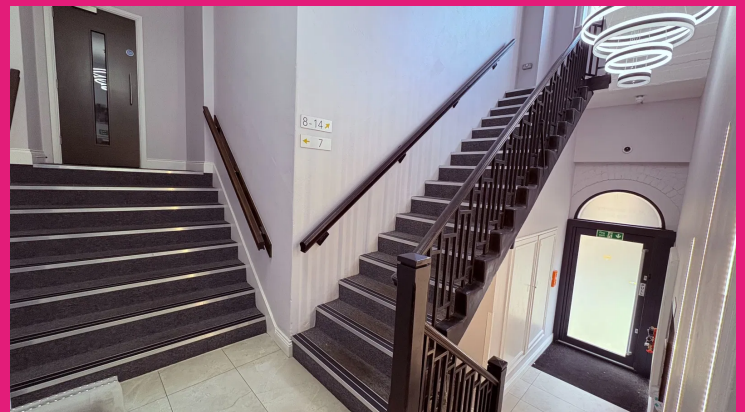


Location Highlights

- In the heart of Preston city centre, walkable to shops, bars, restaurants, banks, and Avenham Park.
- Excellent cycle routes and green spaces close by.
- Preston Train Station within easy reach – Manchester, Liverpool, and the Lakes all under an hour away.
- Vibrant café culture and nightlife right on your doorstep.

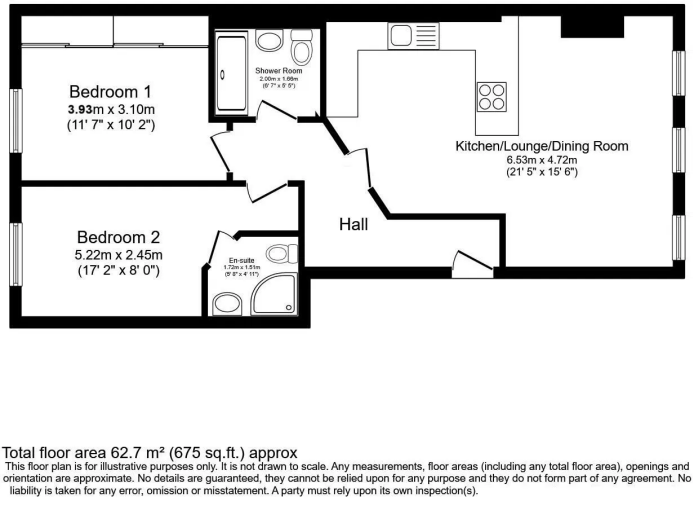
Information:

- Service Charge is £1755 per year, split in to two instalments
- Ground Rent is £250 per year.
- 125 years from and including 2 January 2019 and to and including 1 January 2144





Energy Efficiency Rating		
	Current	Potential
Very energy efficient – lower running costs		
(92 plus) A		
(81-91) B		86
(69-80) C	71	
(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		





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