

54 Lower Mosley Street  
Manchester  
M2 3DW



# 54 Lower Mosley Street

£260,000

## Full Description

We are delighted to introduce our latest development located in the heart of Manchester City Centre. The stunning 40 storey tower will hold one and two bedroom apartments finished to the highest quality.

Off plan investment opportunity For Investment Purposes Only - 25% Deposit Required This development gives residents the luxury living experience. Finished to a high end standard, the development will have penthouses, one bedroom and two bedroom apartments on offer for all investors. All the residents will have exclusive access to opulence amenities like a swimming pool, gym, bar, private cinema room and karaoke room. Residents will have an unlimited amount of restaurants and shops on their door step. INVESTMENT OVERVIEW Estimated 6% rental return Q2 2024 completion Up to 20% below Market Value 0.1% Ground rent 250-year Leasehold - Contact us for more details Band C Council tax 1 bedroom apartments from ? 240,000 2 bedroom apartments from ?350,000 1 bedroom penthouse from ?300,000 2 bedroom penthouse from ?400,000 LOCATION OVERVIEW - No1 investment location in the UK - The average monthly rent has increased by 8.3% in the last two years - High tenant demand - New office developments bringing 15,500 new jobs This apartment is the perfect investment with only a 0.1% ground rent which will be reviewed in the future (contact our team for more information), over a 250-year leasehold. The service charge is estimated at ?3.5 sqft (investors will be made aware of the review date in the future) and is also predicted to be within the Council Tax band – C. Contact us today to discuss this exciting new development with one of our consultants. 0151 954 0630 \*\*information provided is subject to change\*\*



## Contact

0161 470 1184

[info@eliterealtyinvest.co.uk](mailto:info@eliterealtyinvest.co.uk)

Local Authority

Council Tax Band B

EPC Rating