



1706 Lightbox, Media City Uk, Salford, M50 2AF

Asking Price £420,000

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Vendor is willing to offer 5 years parking for free. - Step into luxury living at its finest with this exquisite 3-bedroom apartment situated on the 17th floor of the prestigious Lightbox building in Media City. Boasting breath-taking panoramic views of the tranquil water, with iconic landmarks such as Old Trafford and Granada Studios adorning the horizon, this residence offers a lifestyle of unparalleled sophistication. Upon entering, you are greeted by a spacious living room adorned with a sleek fitted media wall, complemented by floor-to-ceiling windows that flood the space with natural light and provide access to a private balcony offering a serene retreat. Electric blinds and shutters ensure both privacy and convenience at your fingertips. The kitchen features luxurious green Italian marble verde Guatemala countertops and modern appliances, including an integrated fridge/freezer, dishwasher, oven, and electric hob. The addition of taps by FRANKE adds a touch of elegance. Retreat to the master bedroom, where fitted wardrobes adorned with nickel handles offer ample storage space. The accompanying en-suite is a sanctuary of relaxation, featuring a sink, toilet, and shower. Ample storage space is found throughout the hallway, including a utility cupboard housing a washer/dryer for added convenience. Two additional double-sized bedrooms provide versatility for guests or home office space, while the master bathroom boasts a bath with an overhead shower, along with a toilet, sink, and ample bathroom storage.



Area Map



Floor Plans



Energy Efficiency Graph

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

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