



URBAN ESTATES

SALES - LETTINGS - MANAGEMENT

87 Blackfriars Road  
, Salford, M3 7DZ

£120,000



## **87 Blackfriars Road**

, Salford, M3 7DZ

Cash buyers only!!!! Here's a cracking one-bedroom flat in the popular Spectrum development on Blackfriars Road, Salford. Built in 2008, it's a tidy, well-kept place with 517 sq ft of smart living space ideal if you're a first-time buyer, professional, or investor after something low fuss.

The open-plan lounge and kitchen feel bright and airy, and the double bedroom is a decent size. There's a modern bathroom and a handy storage cupboard in the hallway for all those little bits and bobs. Plus, you get an allocated parking space — a real plus around here.

Spectrum's got secure fob entry and is just a short walk from Manchester city centre, so you're close to all the shops, bars, restaurants, and transport links you'll need.

Just a heads-up: this one's for cash buyers only and doesn't have an EWS1 certificate.

Ground rent's £20.83 per month and service charges come to £161.21.

If this sounds like what you've been looking for, give Urban Estates a shout to arrange a viewing.





Floor Plan



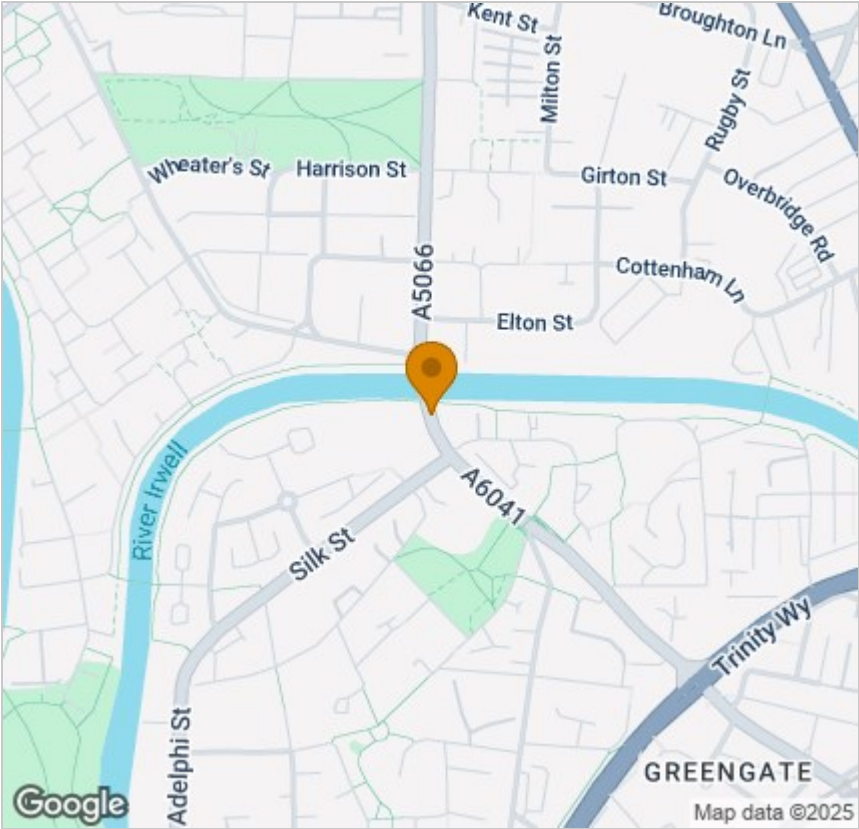
Viewing

Please contact our Urban Estates Office on 0333 433 0348 if you wish to arrange a viewing appointment for this property or require further information.

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Area Map



Energy Efficiency Graph

