

Viadux, 42 Great Bridgewater Street, Manchester, M1 5LG

£572 Per Week

MANCHESTER'S NEWEST AND MOST LUXURIOUS DEVELOPMENT
THE VIADUX ON GREAT BRIDGEWATER STREET M1

BRAND NEW TWO BEDROOM TWO BATHROOM APARTMENT ON THE 6TH FLOOR

HOTEL STYLE AMENITIES INC: RESIDENTS POOL, GYM, SPA, LOUNGE, BAR, WORKSPACES, CINEMA & EVEN A KARAOKE ROOM!

WILL BE FURNISHED

AVAILABLE 6TH JULY

- THE VIADUX
- HOTEL STYLE FACILITIES INC POOL, GYM, CINEMA, CONCIERGE
- 6TH FLOOR
- ONE OF THE MOST LUXURIOUS BUILDINGS IN MANCHESTER
- BRAND NEW 2 BED 2 BATH APARTMENT TO RENT FROM JULY
- DIRECT ACCESS TO METROLINK
- WILL BE FURNISHED
- LATEST "SALBOY" LUXURY DEVELOPMENT
- AVAILABLE FROM JULY 5TH
- STUDENTS OR PROFESSIONALS WELCOME

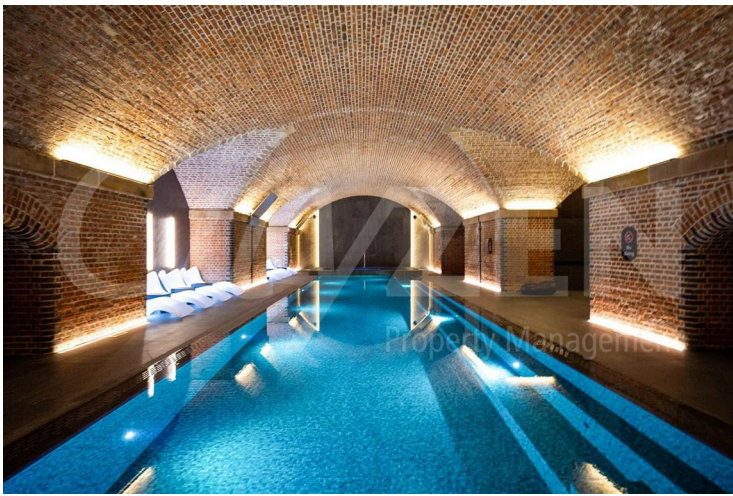
Viadux, 42 Great Bridgewater Street, Manchester, M1 5LG



THE VIADUX



RESIDENTS POOL



RESIDENTS POOL



RESIDENTS SPA



RESIDENTS POOL

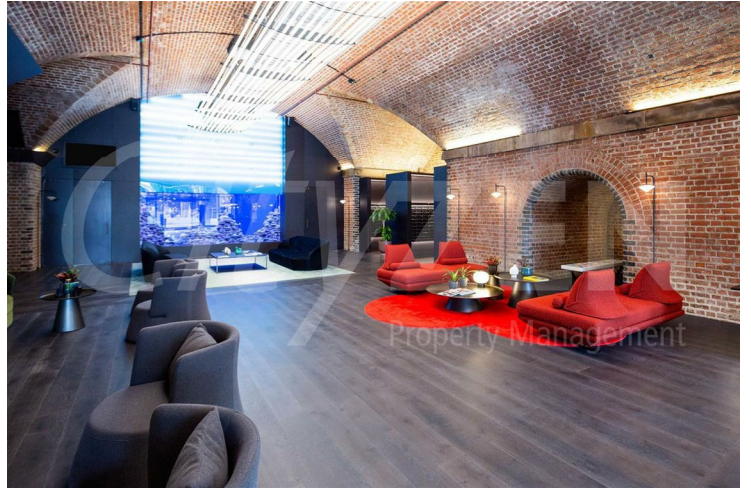


RESIDENTS LOUNGE

Viadux, 42 Great Bridgewater Street, Manchester, M1 5LG



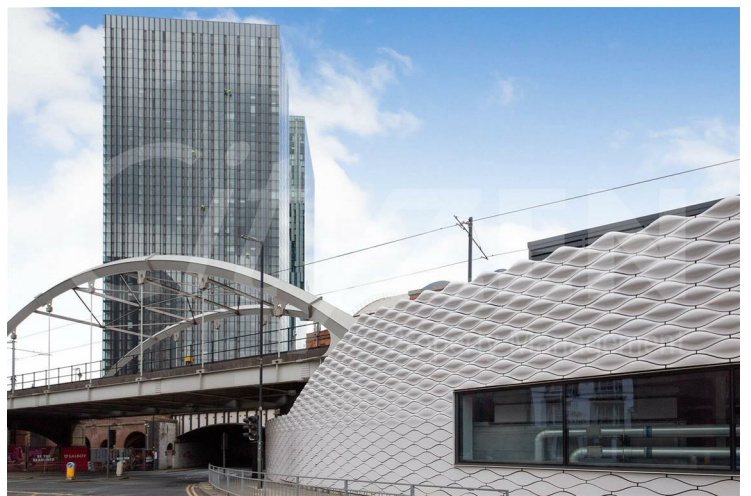
RESIDENTS GAMES ROOM



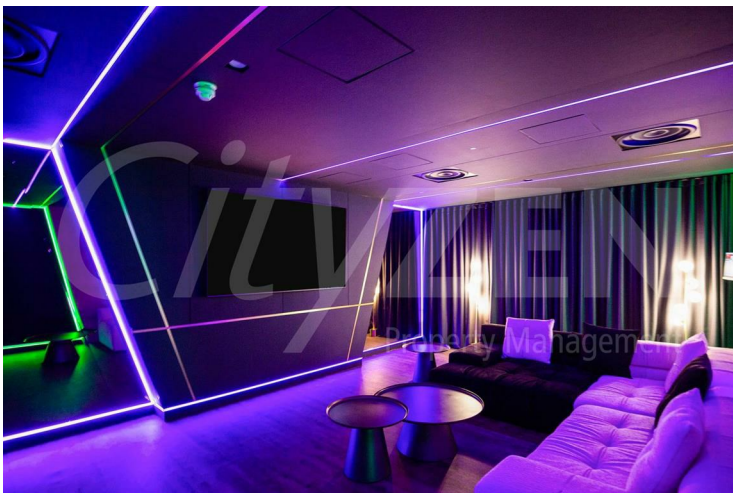
RESIDENTS LOUNGE



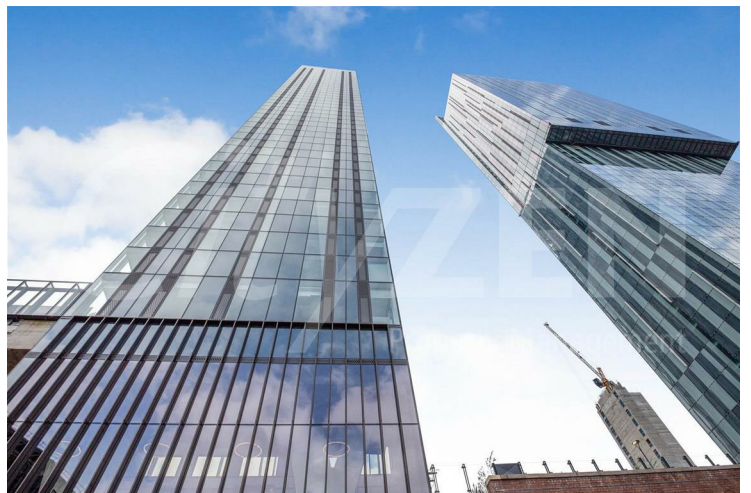
RESIDENTS SCREENING ROOM



THE VIADUX



RESIDENTS BAR/KARAOKE ROOM



THE VIADUX

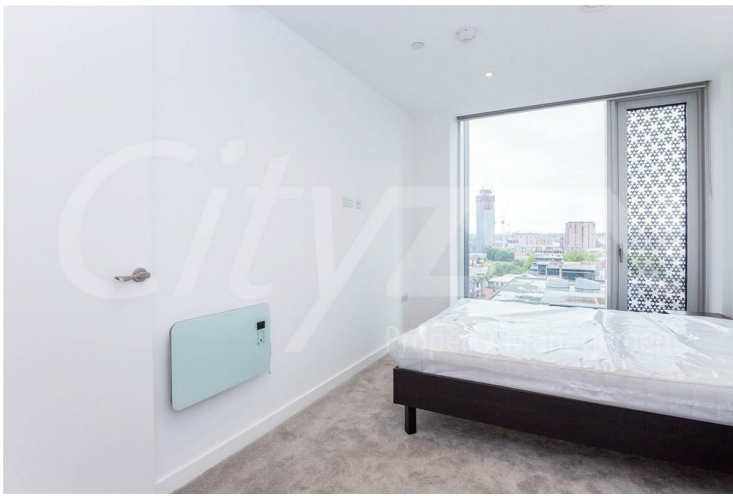
Viadux, 42 Great Bridgewater Street, Manchester, M1 5LG



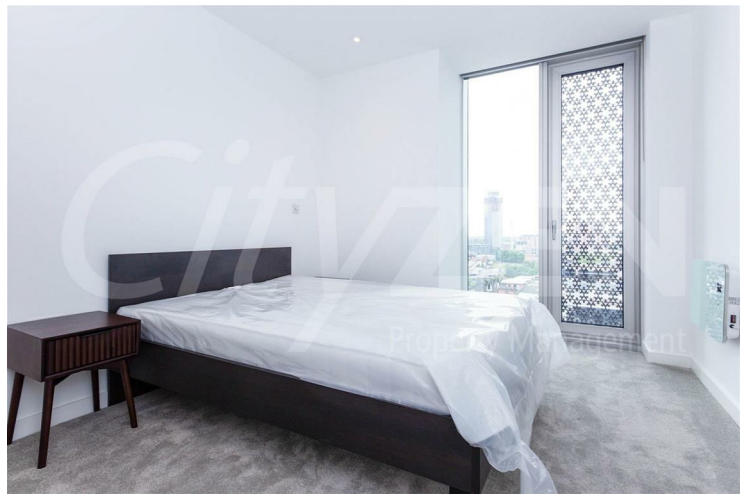
BEDROOM



BATHROOM



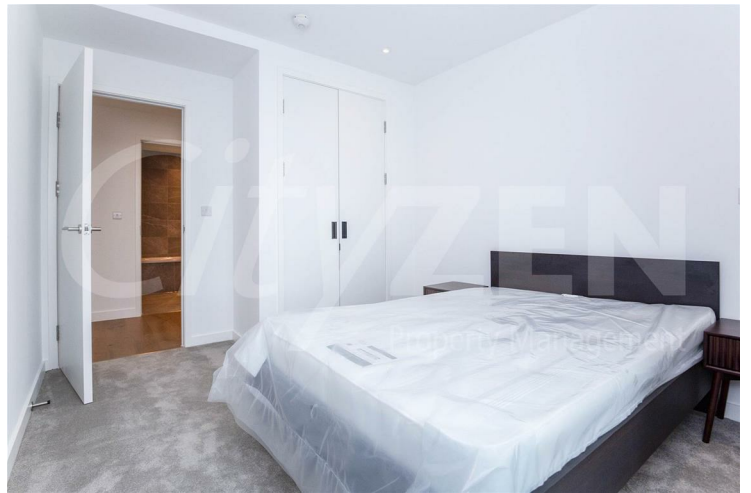
BEDROOM



BEDROOM



EN SUITE SHOWER ROOM



BEDROOM

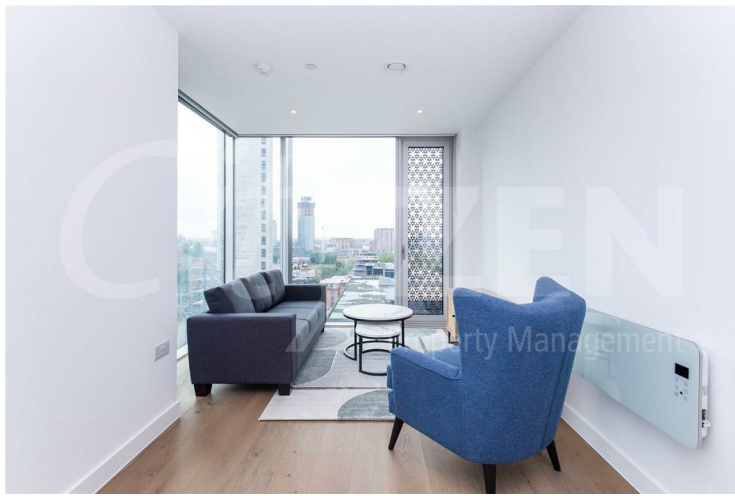
Viadux, 42 Great Bridgewater Street, Manchester, M1 5LG



RECEPTION ROOM



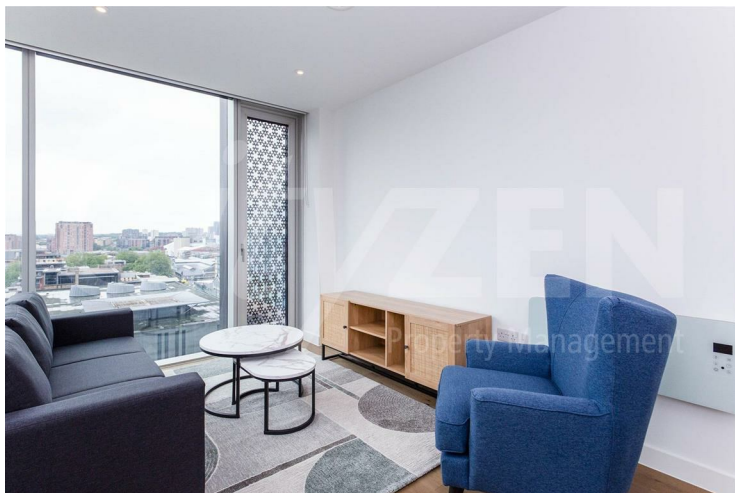
KITCHEN



RECEPTION ROOM



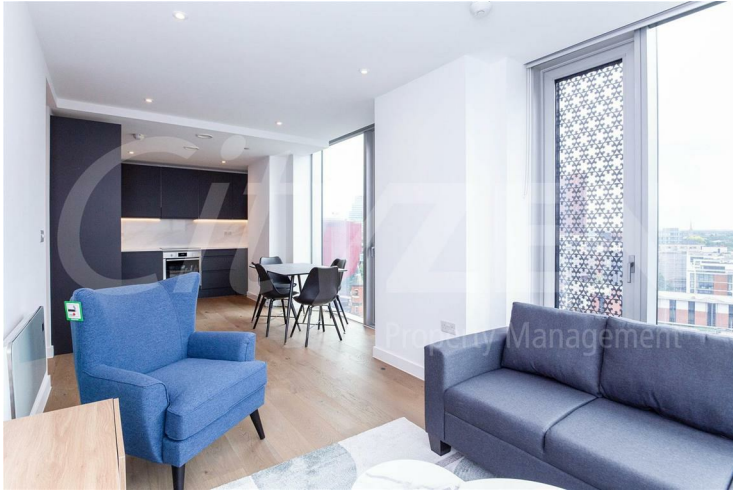
KITCHEN



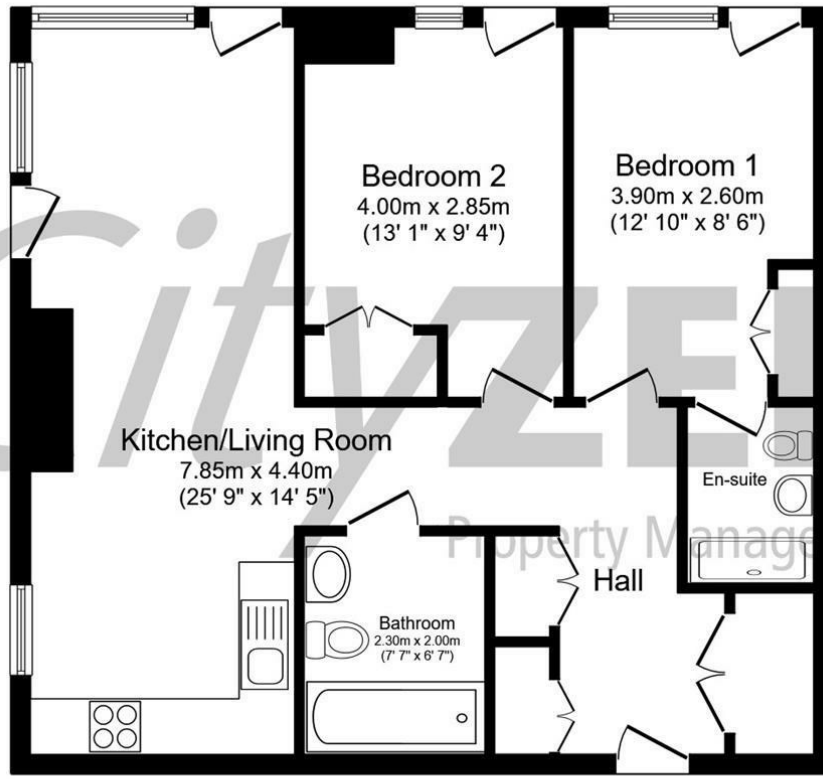
RECEPTION ROOM



RECEPTION ROOM



RECEPTION ROOM



Total floor area 66.4 m² (715 sq.ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.focalagent.com



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

We have prepared these property particulars as a general guide to a broad description of the property. They are not intended to constitute part of an offer or contract. We have not carried out a structural survey and the services, appliances and specific fittings have not been tested. All photographs, measurements, floorplans and distances referred to are given as a guide only and should not be relied upon for the purchase of carpets or any other fixtures or fittings. Lease details, service charges and ground rent (where applicable) and council tax are given as a guide only and should be checked and confirmed by your Solicitor prior to exchange of contracts.