



*jordan fishwick*

Apt 27 Ladywell Point (Block C), Pilgrims  
£950 Per Calendar Month



## Ladywell Point (Block C) Manchester M50 1AU

£950 Per Calendar Month



### The Property

Available Early May. Spacious second floor, UNFURNISHED two double bedroom apartment located in Ladywell Point, just off Eccles New Road in Salford. The apartment offers an ideal location close to Eccles town centre, Ladywell tram stop providing links to the City Centre, as well as the Trafford Centre and M602 motorway. The property in brief comprises of spacious living area with Juliet balcony, stylish gloss kitchen fitted with wall and base units, oven, hob and fridge/freezer. Master bedroom with en-suite and second double bedroom. Three piece bathroom suite with shower attachment. Gated parking. UNFURNISHED. Council Tax Band B. EPC Rating C.

\*VIDEO/PHOTO OFFERS NOT ACCEPTED - PLEASE CALL TO BOOK A VIEWING\*

- Available Early May
- Unfurnished
- 2nd Floor - Two Bedroom appartement
- Main Bathroom & En-Suite
- Next to Metrolink Stop
- Parking
- Tax Band B
- Close to Media City



| Energy Efficiency Rating                    |                            |           |
|---|----------------------------|-----------|
|   | Current                    | Potential |
| Very energy efficient - lower running costs |                            |           |
| (92 plus) <b>A</b>                          |                            |           |
| (81-91) <b>B</b>                            | 79                         | 84        |
| (69-80) <b>C</b>                            |                            |           |
| (55-68) <b>D</b>                            |                            |           |
| (39-54) <b>E</b>                            |                            |           |
| (21-38) <b>F</b>                            |                            |           |
| (1-20) <b>G</b>                             |                            |           |
| Not energy efficient - higher running costs |                            |           |
| <b>England &amp; Wales</b>                  | EU Directive<br>2002/91/EC |           |





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