



*Jordan fishwick*

Apt 306 The Boxworks, Worsley Street,  
£1,300 Per Calendar Month



## The Boxworks Castlefield M15 4NU

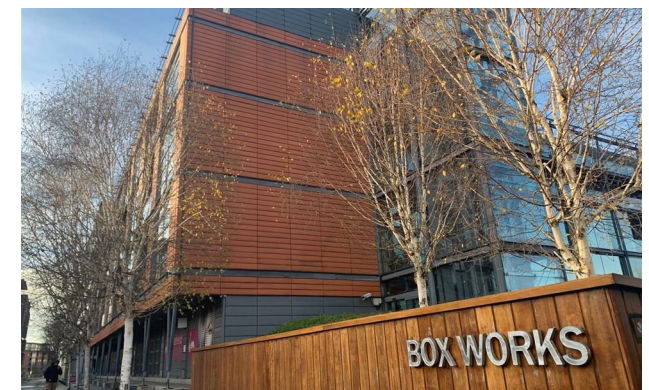
£1,300 Per Calendar Month



### The Property


Available Late June. Fantastic opportunity to rent a true loft style apartment in a converted warehouse. With a quirky layout, an abundance of light and a fantastic decked balcony this 3rd floor property is one that needs to be seen to be truly appreciated. The apartment is offered Unfurnished (white goods and window coverings included) and has a secure parking space. The layout comprises of; entrance hallway leading to large living area with patio doors to the decked balcony area. the fully equipped kitchen has a dishwasher, fridge and freezer and ceramic hob, with electric oven and plenty of storage space. There is a large bedroom with an abundance of integrated wardrobe storage, leading to the stylish pod style bathroom with architectural features to give you a view from the shower. Council Tax band C. EPC Rating D. Parking included. NO PETS ALLOWED.

**\*VIDEO OFFERS NOT ACCEPTED - PLEASE BOOK AN INPERSON VIEWING\***



- Available Late June
- Loft Style Apartment
- Unfurnished
- Larger than Average Apt
- Tax Band C
- EPC Rating D
- Short Walk to Deansgate
- Secure Parking Included
- No Pets



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) <b>A</b>		
(81-91) <b>B</b>		
(69-80) <b>C</b>		
(55-68) <b>D</b>	<b>61</b>	<b>72</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 2002/91/EC 	





These particulars are believed to be accurate but they are not guaranteed and do not form a contract. Neither Jordan Fishwick nor the vendor or lessor accept any responsibility in respect of these particulars, which are not intended to be statements or representations of fact and any intending purchaser or lessee must satisfy himself by inspection or otherwise as to the correctness of each of the statements contained in these particulars. Any floorplans on this brochure are for illustrative purposes only and are not necessarily to scale.

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