



*jordanfishwick*

Apt 88 Vantage Quays, 5 Brewer Street, M1  
£1,295 Per Calendar Month





### The Property

Available Mid July. Jordan Fishwick are delighted to offer this two bedroom 3rd floor apartment ideally situated for access to Piccadilly Train Station and the popular Northern Quarter, with it's wealth of bars and restaurants. The property benefits from overlooking Brewer street at the front of the development. The apartment has an entrance hall, Open-plan lounge and modern kitchen with fitted appliances. Two double bedrooms, master with en-suite and family bathroom. Fully furnished & Parking included. Tax Band D. EPC Rating C.

**\*PLEASE NOTE - THE BUILDING IS UNDERGOING BUILDING MAINTENANCE. SOME DISRUPTIONS MAY OCCUR & ACCESS TO BALCONY IS RESTRICTED\***

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

## Vantage Quays Manchester M1 2ER


**£1,295 Per Calendar Month**





- Available Mid July
- City Centre Location
- Two Large Double bedrooms
- Close to Transport links
- Master Ensuite bathroom
- EPC Rating C
- Tax Band D
- Parking included



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) <b>A</b>		
(81-91) <b>B</b>	<b>84</b>	<b>85</b>
(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 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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