



*jordanfishwick*

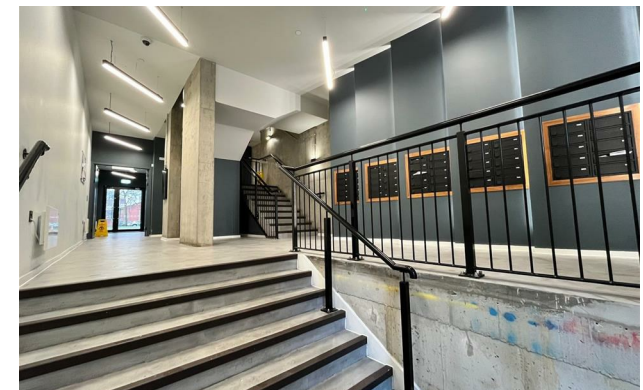
Apt 10.01 St Georges Gardens, 1a  
£2,950 Per Calendar Month





# St Georges Gardens Manchester M15 4UY

£2,950 Per Calendar Month



## The Property

Available Mid February. Jordan Fishwick presents this LUXURIOUS THREE BEDROOM PENTHOUSE in Manchester. A Modern apartment on the 10th FLOOR in the heart of the city's newest neighbourhood. Features include: RESIDENTS ROOFTOP BAR, outdoor yoga space and PRIVATE WINTER GARDEN. The property compromises of it's own entrance, three double bedrooms & two bathrooms with a generously large open kitchen/ living room with great views. As well as two enclosed terrace areas - one off the Living room & one in the Master Bedroom.

St George's Gardens interiors come with Walnut accented wall panelling, kitchens and bathroom cabinetry. Smooth, classic herringbone flooring with tonal blending compliments the luxurious bedroom carpets and bathroom tiles. Features lighting, built in speakers throughout the property & smart controlled heating add an extra touch of luxury.

On the 11th floor, there is a rooftop garden which features a private residents bar, yoga space and social breakout areas with magnificent views of Manchester's ever expanding city centre skyline.

ONE PARKING SPACE INCLUDED/ NO PETS. Tax Band F. EPC Rating C. Great for Professionals and young couples.

\*VIDEO/ PHOTOS OFFERS ARE NOT ACCEPTED - PLEASE BOOK AN IN PERSON VIEWING\*



- Available Mid February
- 10th Floor Penthouse with GREAT VIEWS
- Three Bedrooms & Two Bathrooms
- UNFURNISHED
- Tax Band F
- EPC Rating C
- Parking included
- Close to City Centre
- Communal Rooftop Terrace



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C	74	74
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales		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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