



**2/1 360 1 RICE STREET**  
**MANCHESTER, M3 4JL**

**£1,050 PCM**

An immaculate one bedroom apartment found in the popular Castlefield area. Located on the second floor of this sought after secure development which also offers a concierge service. Fully furnished to a high standard. This apartment is situated close to local businesses, shops, public houses, and a variety of other amenities. Available 15th of August 2024

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Energy Efficiency Rating		
	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92 plus) <b>A</b>		
(81-91) <b>B</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>		
<i>Not energy efficient - higher running costs</i>		
<b>England &amp; Wales</b>	EU Directive 2002/91/EC	

Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements

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