



## 15 THE CITADEL 15 LUDGATE HILL GREATER MANCHESTER, M4 4AL

£1,200 PCM

This generously sized ground floor apartment is situated within a sought-after development on the fringes of Manchester's vibrant Northern Quarter. Ideally located within walking distance of Shude Hill and Victoria Stations, The Printworks, and the bustling retail hub of Market Street, this property offers both convenience and comfort.

The apartment is currently undergoing a full internal redecoration, including a complete repaint throughout and the installation of a brand-new, fully fitted modern bathroom—scheduled for completion prior to the move-in date.

The accommodation briefly comprises:

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Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C	77	81
(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

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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