



40 Dearmans Place | Salford | M3 5EW

£1,395 PCM

The
**GOOD
ESTATE**
AGENCY

40 Dearmans Place | Salford | M3 5EW £1,395 PCM

2 BED, FURNISHED WITH PARKING. An excellent, 8th floor two bedroom apartment in the highly sought after The Bridge development. The property comprises; entrance hall, storage cupboard, spacious open plan living and dining room through to fully fitted kitchen and balcony with stunning river views, master bedroom with en suite shower room, second double bedroom and house bathroom with shower over bath. The property is furnished to a high standard and further benefits include intercom and garage parking. Located in an enviable city centre position, directly next door to the 5 star Lowry Hotel on the banks of the River Irwell, just a few minutes walk to the city's main street Deansgate with all the shops, department stores, bars and restaurants Manchester has to offer.

- TWO DOUBLE BEDROOMS
- 8TH FLOOR
- BALCONY WITH STUNNING RIVER VIEWS
- STYLISH BATHROOMS
- FULLY FURNISHED
- BATHROOM & EN SUITE SHOWER ROOM
- SPACIOUS OPEN PLAN LIVING LIVING & DINING ROOM
- MODERN FULLY FITTED KITCHEN
- PARKING
- EXCELLENT CITY CENTRE LOCATION



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		84
(69-80) C	71	
(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	

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