



ASHWORTH HOLME
Sales · Lettings · Property Management



1C BRITANNIA QUAY BRITANNIA ROAD, M33 2NY
£1,450 PER CALENDAR MONTH



DESCRIPTION

AN INCREDIBLY SPACIOUS AND BEAUTIFULLY PRESENTED TWO DOUBLE BEDROOM SECOND FLOOR APARTMENT OVERLOOKING THE BRIDGEWATER CANAL WHICH COMES COMPLETE WITH OFF ROAD PARKING.

The stunning property is located in the heart of Sale Town Centre and features a large master bedroom with en-suite shower room, gated off road parking, lift access to all floors, cycle storage and a breathtaking open plan living/dining kitchen with Juliet balcony overlooking the Bridgewater Canal and Sale Town Centre.

In brief the accommodation comprises: welcoming entrance hallway, spacious living/dining kitchen with Juliet balcony, master bedroom with a modern en-suite shower room, second double bedroom and a separate bathroom. Externally there is a designated parking space within a secured gated car park. Please note the development features lift access to all floors and there is also cycle storage.

Minimum 12 month tenancy.

£100 holding fee is applicable. Please note Ashworth Holme are a member of 'The Property Redress Scheme' and the 'CMP' client money protection scheme.

KEY FEATURES

- Two double bedroom second floor apartment
- Juliet balcony with views over the Bridgewater canal
- Lift access to all floors
- Designated and gated off road parking
- Open plan kitchen/living area
- En-suite to master bedroom
- Separate bathroom
- Cycle storage available







ASHWORTH HOLME

16-18 CROSS STREET, SALE, CHESHIRE M33 7AE
 T 0161 973 6680 E INFO@ASHWORTHHOLME.CO.UK
 WWW.ASHWORTHHOLME.CO.UK

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			
(81-91) B			
(69-80) C		75	79
(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	

Environmental Impact (CO ₂) Rating		Current	Potential
Very environmentally friendly - lower CO ₂ emissions			
(92 plus) A			
(81-91) B			
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not environmentally friendly - higher CO ₂ emissions			
England & Wales		EU Directive 2002/91/EC	

