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# Ascend

Built on higher standards



Queens Terrace, Great Cheetham Street West, Salford

Offers In Excess Of £210,000

Indulge in the allure of this meticulously converted 2-bedroom apartment, a captivating residence now available for sale in Salford. Situated on the ground floor, its thoughtfully reimagined layout seamlessly blends contemporary design with a practical lifestyle. Boasting two elegantly appointed bathrooms, each space exudes a harmonious mix of convenience and sophistication.

Enjoy the added convenience of proximity to central Manchester, allowing you to effortlessly immerse yourself in the city's vibrant culture and amenities. The property's excellent transport links further enhance accessibility, making commuting a breeze. To complement urban living, the apartment features dedicated parking to the rear, ensuring a hassle-free experience for residents with vehicles.

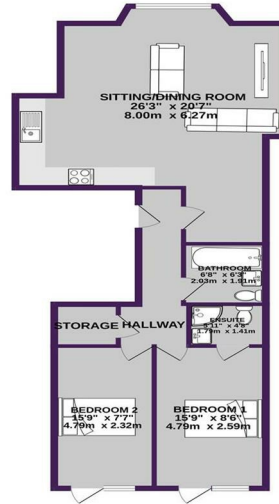
Step into the outdoor space, a private retreat that extends the living area and provides a serene escape. This residence harmoniously combines modernity, functionality, and the allure of city living – a unique opportunity to own a piece of metropolitan charm in the thriving community of Salford.

\*Marketing images have been used for advertising purposes. Fixtures and fittings vary.

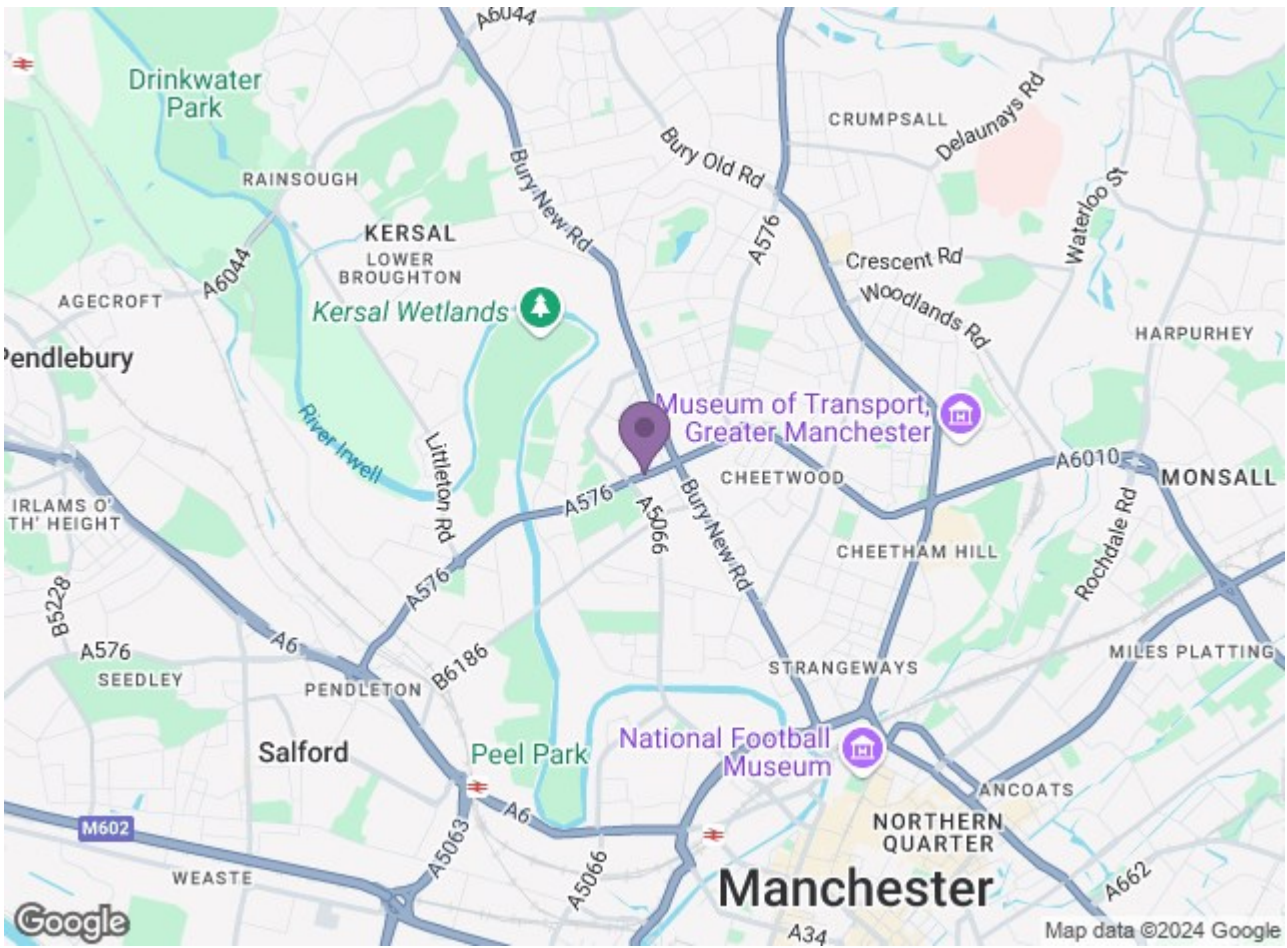
\*Currently Tenanted on a Rolling Contract at £900pcm\*



GROUND FLOOR  
805 sq. ft. (74.8 sq.m.) approx.



TOTAL FLOOR AREA: 805 sq. ft. (74.8 sq.m.) approx.  
 While every effort has been made to ensure the accuracy of the floorplan contained herein, measurement of actual dimensions should be taken as the final authority. We do not accept any responsibility for any errors, omissions or misstatements. This plan is for guidance purposes only and should not be used as a basis for any legal proceedings. We are not responsible for any errors or omissions that may appear in this plan. As in the case of any other plan, the floorplan is not intended to be a guarantee. Map data ©2024 Google



Energy Efficiency Rating		Environmental Impact (CO <sub>2</sub> ) Rating	
Current	Potential	Current	Potential
80	81	D	G

England & Wales

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