



## Alto, Sillavan Way, Salford

£200,000

\*Tenanted Until - August 2024\* Open To Investors & Residential Buyers

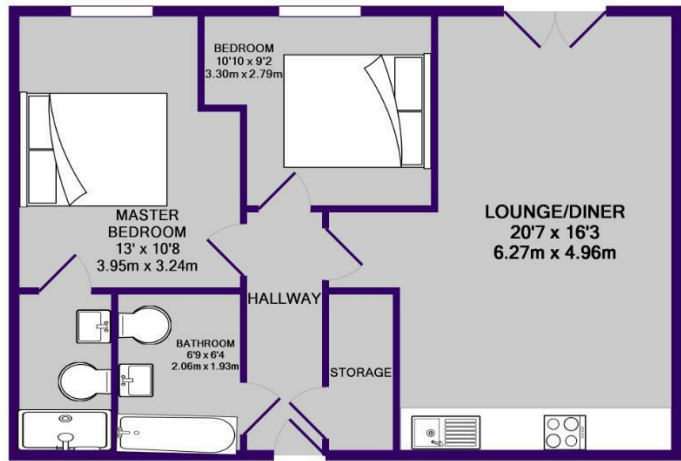
Ascend Properties are delighted to introduce to the market this recently refurbished two bedroom apartment, located within easy reach of Manchester City Centre.

Boasting a modern and spacious interior which has recently been upgraded with new carpets and redecoration, the stylish accommodation briefly comprises; two double bedrooms, a large open plan living room, dining area, fully fitted kitchen with integral appliances (fridge / freezer and dishwasher), fully tiled family bathroom with shower over bath, fully tiled en-suite bathroom to the master bedroom and separate utility cupboard.

Deansgate can be reached in under 5 minutes and Salford Central station is less than a minutes' walk away! Just down the road are Spinningfields' swanky bars and shops, and beyond that is the city centre itself. The development itself has the benefit of communal courtyard gardens and a concierge service. An early viewing is essential!

\*Marketing images have been used for advertising purposes, so fixtures and fittings may vary.





TOTAL APPROX. FLOOR AREA 632 SQ.FT. (58.7 SQ.M.)

Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission, or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given  
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Energy Efficiency Rating		Environmental Impact (CO <sub>2</sub> ) Rating	
Current	Potential	Current	Potential
82	85	D	C

**Ascend**  
Built on higher standards