



jordanfishwick

Apt 238 Spectrum, Block 5, M3 7BT
£1,350 Per Calendar Month



Spectrum Blackfriars Road M3 7BT

£1,350 Per Calendar Month



The Property

PLEASE NOTE - THERE IS BUILDING MAINTENANCE OCCURING ON THE BUILDING CURRENTLY TILL JANUARY 2027. THEREFORE THE BALCONY IS CURRENTLY OUT OF USE

Available Late October. Spectrum is a well kept and maintained building just a stones throw from Deansgate and Spiningfields. Comprising of two double bedrooms, master with en-suite and an open plan living area with a good sized decked balcony overlooking the communal gardens. The apartment has a well equipped kitchen with gloss cupboards, integrated dishwasher, fridge and freezer and a washer dryer to the large storage cupboard. There is also a secure parking space and the property is furnished throughout. Council Tax Band D. £35 Water Consumption Charges. EPC Rating B. No Pets allowed - only Service Dogs.

Reposit (Nil Deposit Option) Available for this property.

VIDEO/ PHOTO OFFERS NOT ACCEPTED - PLEASE CALL TO BOOK A VIEWING

- Available Late October
- 4th Floor Apartment
- Two Double Bedrooms
- Tax Band D
- EPC Rating B
- 24 Hour Concierge
- Close to City Centre
- Extensive Balcony
- Allocated Parking



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B	81	86
(69-80) C		
(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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Offices at: Offices at Chorlton, Didsbury, Disley, Hale, Glossop, Macclesfield, Manchester Deansgate, Manchester Whitworth Street, New Mills, Sale, Wilmslow and Withington