



## Apartment 214 Local Crescent, Hulme Street, Salford, Asking Price £200,000



**\*\* IMMACULATE ONE BEDROOM APARTMENT \*\* ON SITE LEISURE FACILITIES \*\* NO ONWARD CHAIN \*\***

Occupying a second floor position facing Peel Park is this spacious and well maintained one bedroom apartment in Local Crescent, a modern and highly desirable development on the fringes of Manchester city centre. The Crescent is a short walk from Spinningfields, Deansgate and Salford Crescent train station in a sought after residential area which benefits from several independent shops and eateries. It's also within easy reach of both the motorway network and bus routes in and out of the city. The development boasts impressive on site leisure facilities which include a heated swimming pool, gym and sauna. In addition to this there is a cinema/media room, spacious communal dining areas, 24 hour concierge service and roof terraces. The property itself provides luxury accommodation and briefly comprises; bright open plan living room with Juliette balcony, stylish kitchen diner with integrated appliances, a double bedroom with fitted wardrobes and modern three piece bathroom suite. EPC Rating (B)

- Immaculate One Bedroom Apartment
- Short Distance from Manchester City Centre
- Exceptional Facilities Including Swimming Pool, Gym, Sauna & Cinema Rooms
- Walking Distance to Salford University & Salford Crescent Train Station
- Communal Roof Terrace & Work Space
- Second Floor Position Overlooking Peel Park
- 24 Hour Concierge Service
- No Onward Chain
- Spacious Open Plan Living Room with Kitchen Diner
- Floor to Ceiling Windows & Juliette Balcony

