



9 Owen Street, Manchester, M15 4TU

£2,050

A Wilson Estates are delighted to offer To Let this this modern 46th-floor apartment in Deansgate Square South Tower.

Situated in one of Manchester's most sought after developments, the apartment benefits from stunning views and exclusive access to premium on-site amenities, including a gym, contemporary communal lounges, board room and working spaces, and 24-hour security.

Deansgate Square is a luxury development comprising 1,508 apartments across four impressive towers designed by renowned architects, Simpson Haugh. Located in the iconic Deansgate area at the southern end of Manchester city centre, all four towers enjoy unrivalled views across the city and countryside. The development also overlooks the River Medlock.

The complex also offers outstanding resident-only facilities at "The Club". Residents have the use of a 20m pool, spin and yoga studios, 1600sq ft state of the art gym, as well as lounges and an extensive rooftop garden. The Concierge and Business gallery also offers a variety of workspaces, board room and private suites, which is equally perfect for entertaining, dining or socialising in your free time (subject to appointment and availability).

9 Owen Street

, Manchester, M15 4TU

£2,050



Entrance Hallway

Wooden door to front elevation. Lighting, wooden flooring and built in storage cupboard.

panelled bath with mains fed shower. Fully tiled walls, heated towel rail, lighting, tiled flooring and mirrored wall unit.

Lounge

Aluminium double glazed windows to rear elevation. Lighting, electric radiator, wooden flooring and blinds.

Facilities & Externally

Conference suites
Gym
Pool
Dining entertainment areas fully
Treatment room
Spa
Fully equipped board room
Working/studying area with self contained pods
Shopping and dining experiences

Kitchen

Fitted wall and base units with coordinating work surfaces. Composite single sink unit with mixer tap. Integrated electric oven, grill, and hob with extractor over. Integrated fridge, freezer, dishwasher, and wine fridge. Lighting, electric radiator, and wooden flooring.

Additional Information

Council Tax Band : F

EPC Rating : B

Holding Deposit : £473

Bedroom One

Aluminium double glazed window to rear elevation. Lighting, electric radiator, carpet, and blinds.

STRICTLY NO PETS AND SMOKING POLICIES
APPLY

En Suite

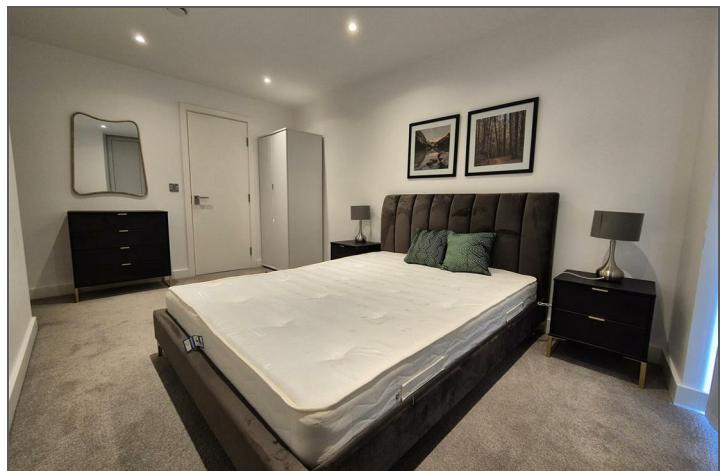
Three piece bathroom suite comprising low-level WC, hand wash basin with mixer tap, and enclosed shower cubicle with mains fed shower over. Tiled walls, lighting, heated towel rail, tiled flooring and mirrored wall unit.

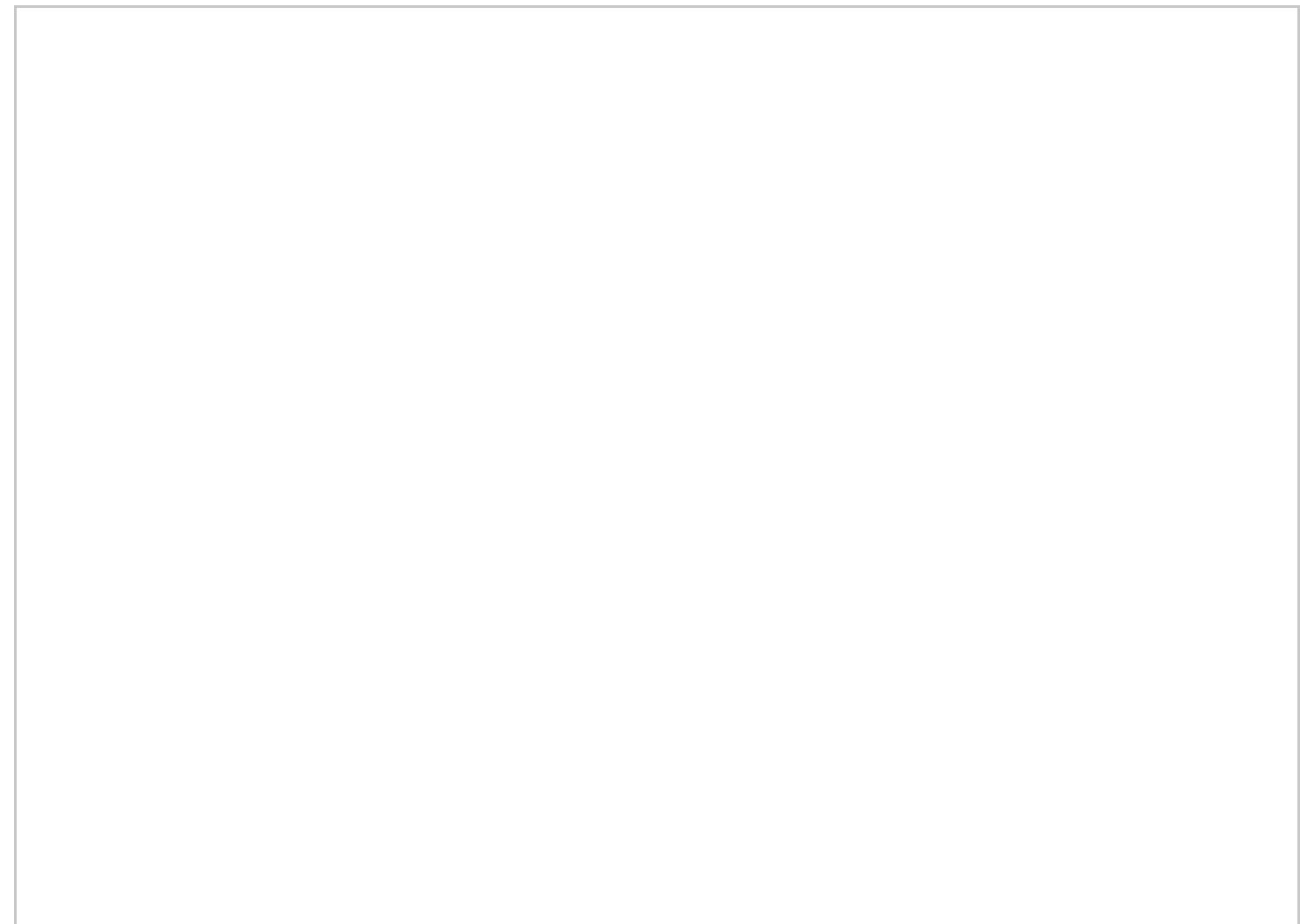
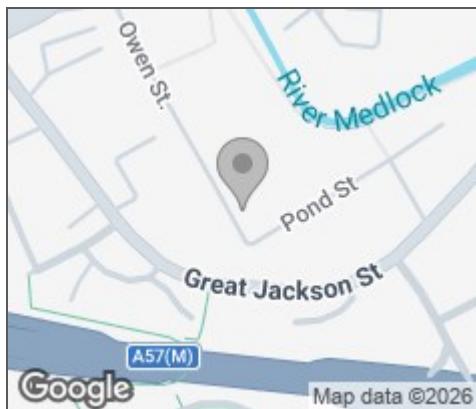
Bedroom Two

Aluminium double glazed window to rear elevation. Lighting, electric radiator, carpet, and blinds.

Bathroom

Three piece bathroom suite comprising low-level WC, hand wash basin with mixer tap, and





Viewing

Please contact our A Wilson Estates Ltd Office on 0161 303 0778 if you wish to arrange a viewing appointment for this property or require further information.

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

These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firms employment has the authority to make or give any representation or warranty in respect of the property.

122 Mottram Road, Stalybridge, Cheshire, SK15 2QU

Lettings 0161 303 9886 **Sales** 0161 303 0778 **Email:** info@awilsonestates.com www.awilsonestates.com