



VICTORIA HOUSE 250 GREAT ANCOATS STREET MANCHESTER, M4 7BU

£1,700 PCM

Welcome to Victoria House, a stunning new build property located at 250 Great Ancoats Street in the vibrant city of Manchester. This contemporary residence, completed in 2024, offers a generous living space of 775 square feet, making it an ideal choice for those seeking modern comfort and convenience.

The property features a well-appointed reception room that provides a welcoming atmosphere for relaxation and entertaining. With two spacious bedrooms, this home is perfect for small families, couples, or professionals looking for extra space. The two bathrooms ensure that there is ample privacy and convenience for all residents.

One of the standout features of Victoria House is the access to a gym, allowing you to maintain an active lifestyle without having to leave the comfort of your home. This amenity adds significant value to the property, catering to fitness enthusiasts and those who appreciate the convenience of on-site facilities.

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

Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements

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