



The Beaumont Building 22 Mirabel Street , Manchester, M3 1DY

****AVAILABLE NOW - VIDEO TOUR ATTACHED- PHYSICAL VIEWINGS ONLY**** - Spacious 1 bedroom fully furnished apartment with balcony on 6th floor in the former Rolls Royce factory, Beaumont Building with views over Manchester skyline!

*****NO CORPORATE LETTING or SHORT-TERM LETTINGS ALLOWED*****

****NO Pets Allowed due to Head Lease Restrictions****

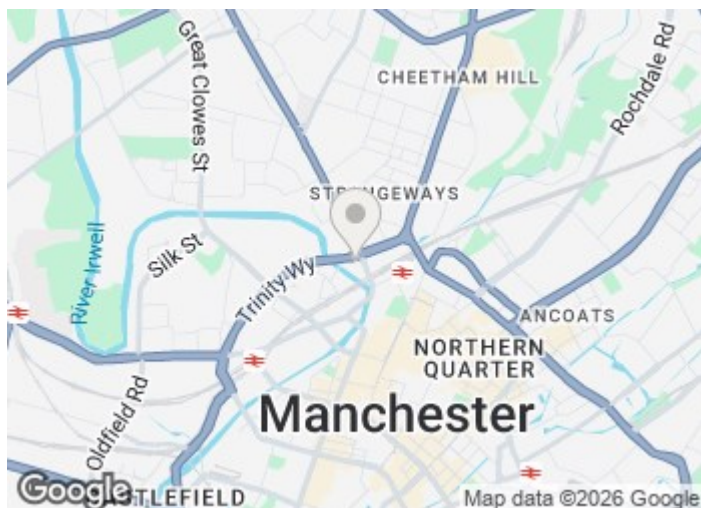
****Utility Bills are NOT Included in any Rental****

£1,150 PCM

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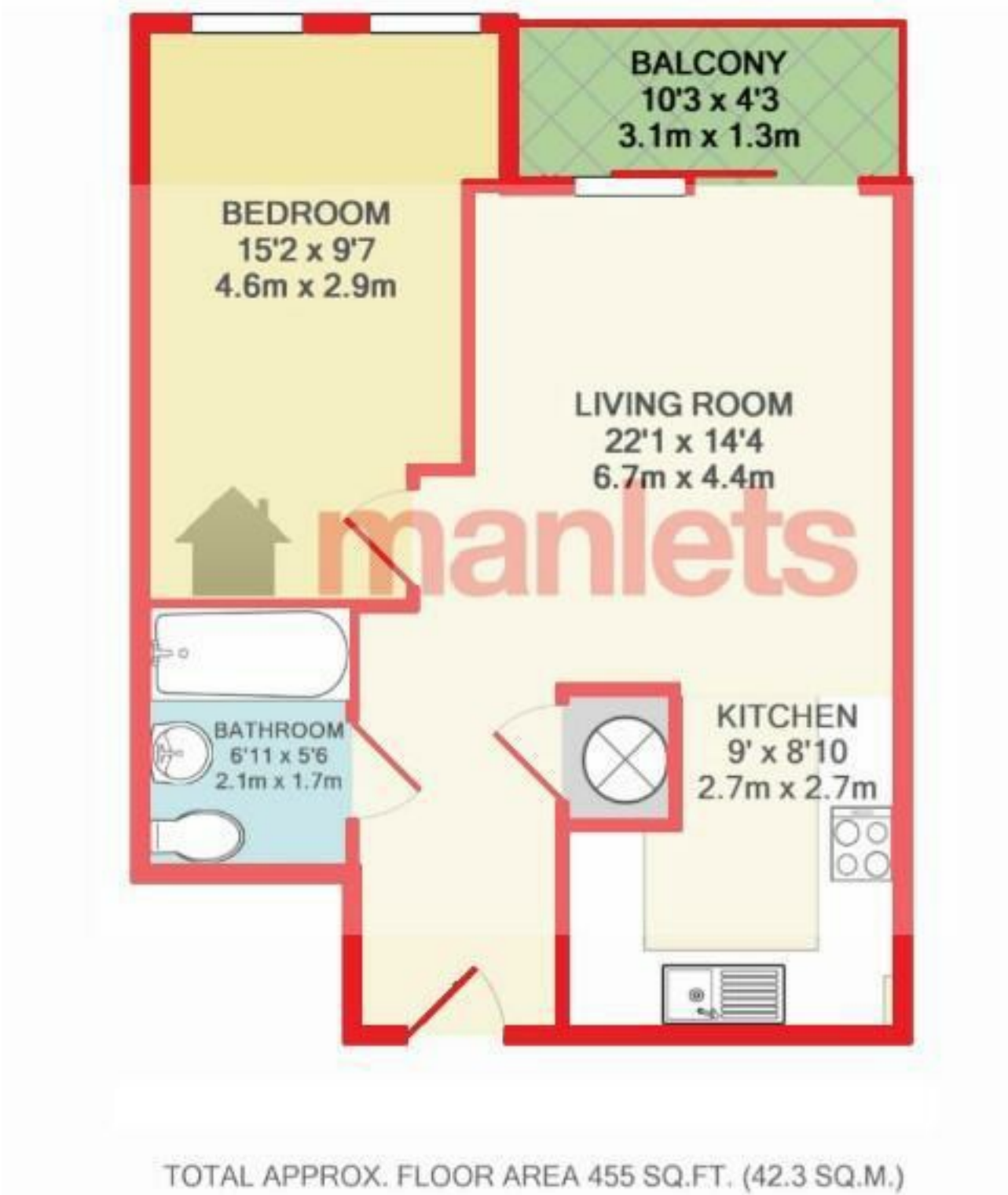
- **DEPOSIT FREE OPTION AVAILABLE**
- FULLY FURNISHED
- CLOSE TO VICTORIA TRAIN STATION
- **NO PARKING FACILITIES**
- LARGE DOUBLE BEDROOM
- FITTED KITCHEN WITH WASHER/DRYER & DISHWASHER
- SUITABLE FOR STUDENTS & PROFESSIONALS
- 1 BATHROOM
- JULIETTE BALCONY
- IDEAL CITY CENTRE LOCATION



[Directions](#)



Floor Plan



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.

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D	68	69
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales		
EU Directive 2002/91/EC		