



*jordan fishwick*

Apt 202 Advent 2, Every Street, M4 7EF  
£1,000 Per Calendar Month



## Advent 2 Ancoats M4 7EF

£1,000 Per Calendar Month



### The Property

Available Now. UNFURNISHED flat located in Advent 2 in Ancoats which is a short distance from Piccadilly Station this apartment comprises of entrance hall with laminate flooring, the living room has sliding patio doors opening to the Juliet balcony, the kitchen has granite work surfaces, Belfast sink, fridge/freezer, oven, hob and dishwasher. Main bedroom has a wet shower room and a 2nd double. Three piece bathroom suite with shower over the bath and tiled walls and floor. EPC Rating C. Tax Band C. No Parking.

\*PHOTOS ARE OF THE PROPERTY WHEN FURNISHED\*

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

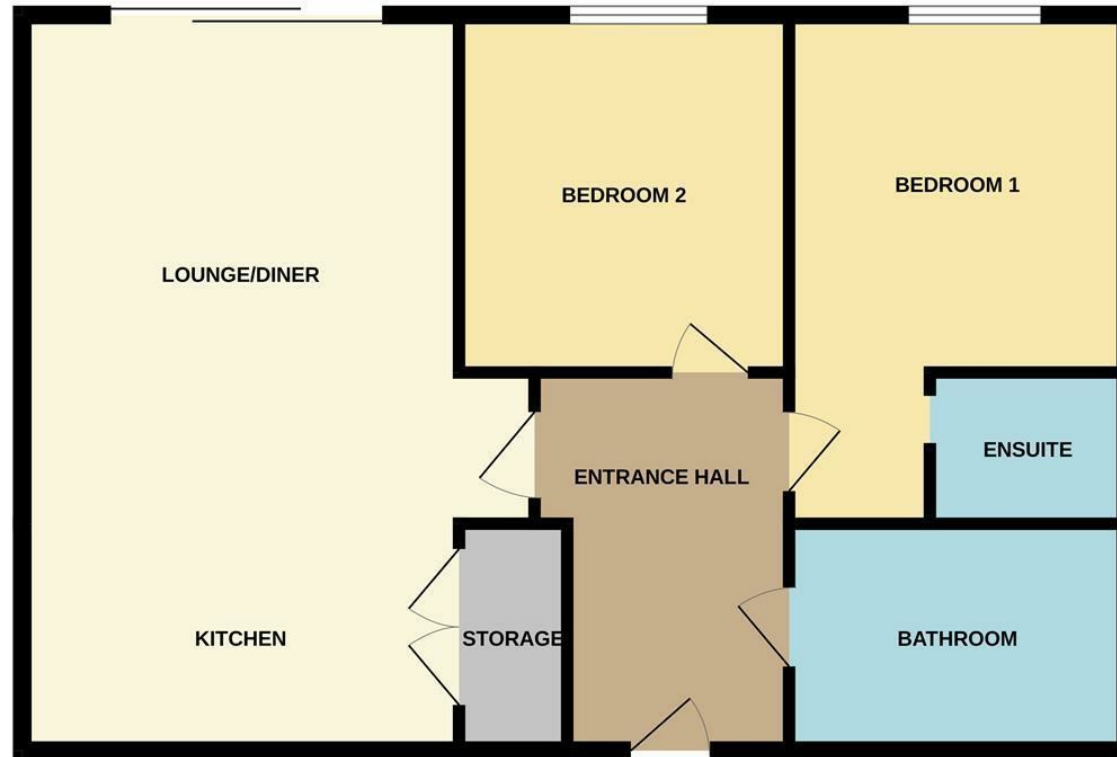
- Available Now
- UNFURNISHED
- 5th floor Apartment
- Two Bedrooms
- Two Bathrooms
- Tax Band C
- EPC Rating C
- Close to City Centre
- No Parking



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) <b>A</b>		
(81-91) <b>B</b>		<b>81</b>
(69-80) <b>C</b>	<b>71</b>	
(55-68) <b>D</b>		
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
Not energy efficient - higher running costs		
<b>England &amp; Wales</b>	EU Directive 2002/91/EC	



## 5TH FLOOR



Measurements are approximate. Not to scale. Illustrative purposes only  
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