RESIDE
MANCHESTER

A1009, The Railings 5 Shale Lane
Middlewood Locks, Salford, M5 4DB

£1,600 PCM

2   2   1   B

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This brand-new two-bedroom, two-bathroom apartment has been thoughtfully designed to a high standard throughout. The property features a sleek, fully integrated kitchen, contemporary bathrooms, and double-glazed windows. A private balcony leads from the living area, offering unobstructed city views. Residents also benefit from access to a secure parcel delivery system and a dedicated co-working space.

Located within a lively canalside setting with landscaped green spaces, the apartment offers modern living in a highly desirable location.

Contact our rentals team on 0161 837 2840 to register your interest and be among the first to secure a home within this exciting new development.
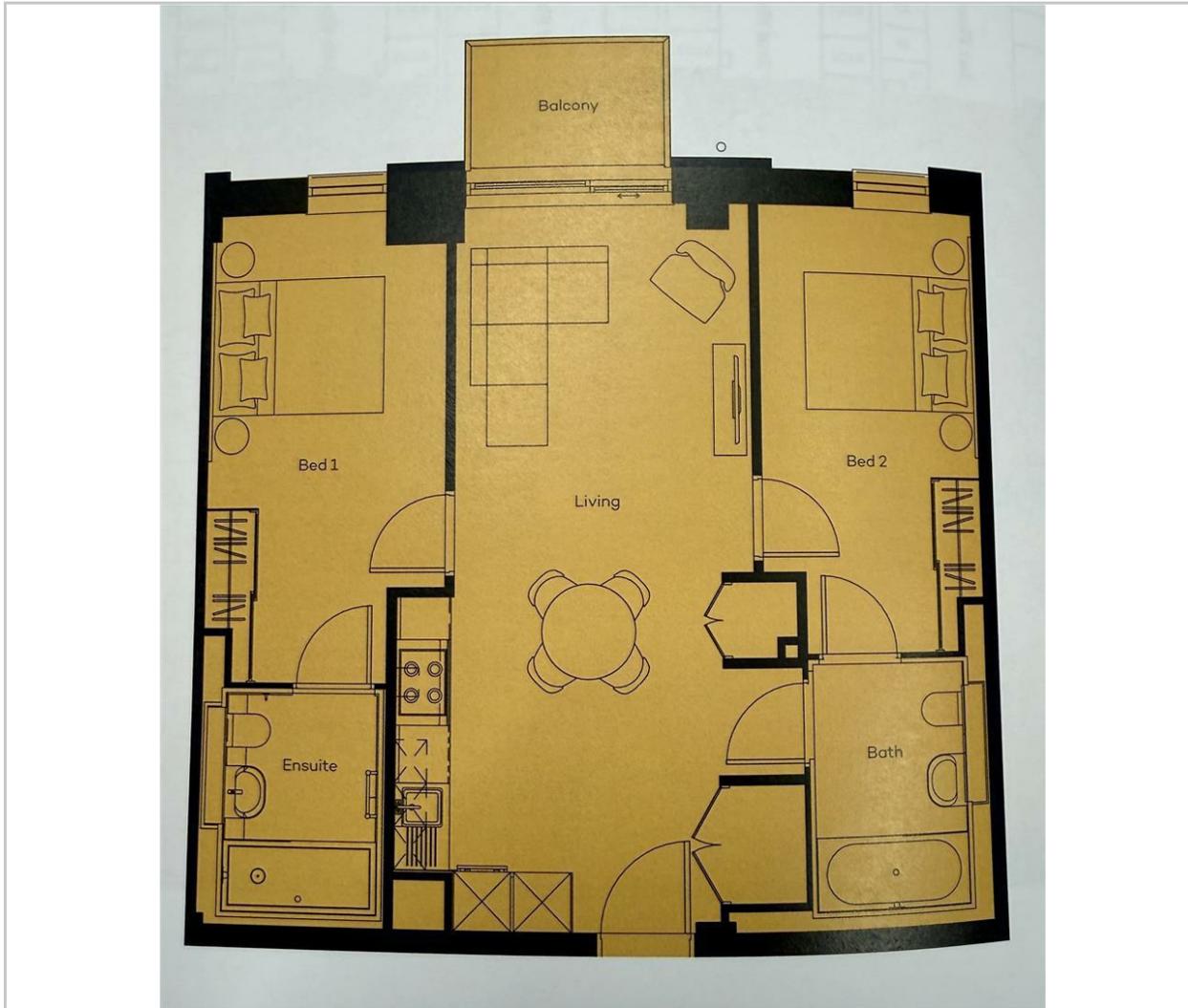
Disclaimer: Images shown are of a similar apartment and are for illustrative purposes only. While the layout and specification remain the same, furniture is not included. If required, furnishing is available at an additional cost of £50 per calendar month.

- Brand New Development
- Two Double Bedrooms
- Two Bathrooms
- Unfurnished (Furniture additional £50pcm)
- Available Immediately
- EPC Rating B
- Canalside Neighbourhood
- Secure Parcel System
- 10 Minute Walk Into Manchester City Centre
- 6 Months Free Hyperoptic WiFi Included

Floor Plan

Area Map

Energy Efficiency Graph

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B	84	84
(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	

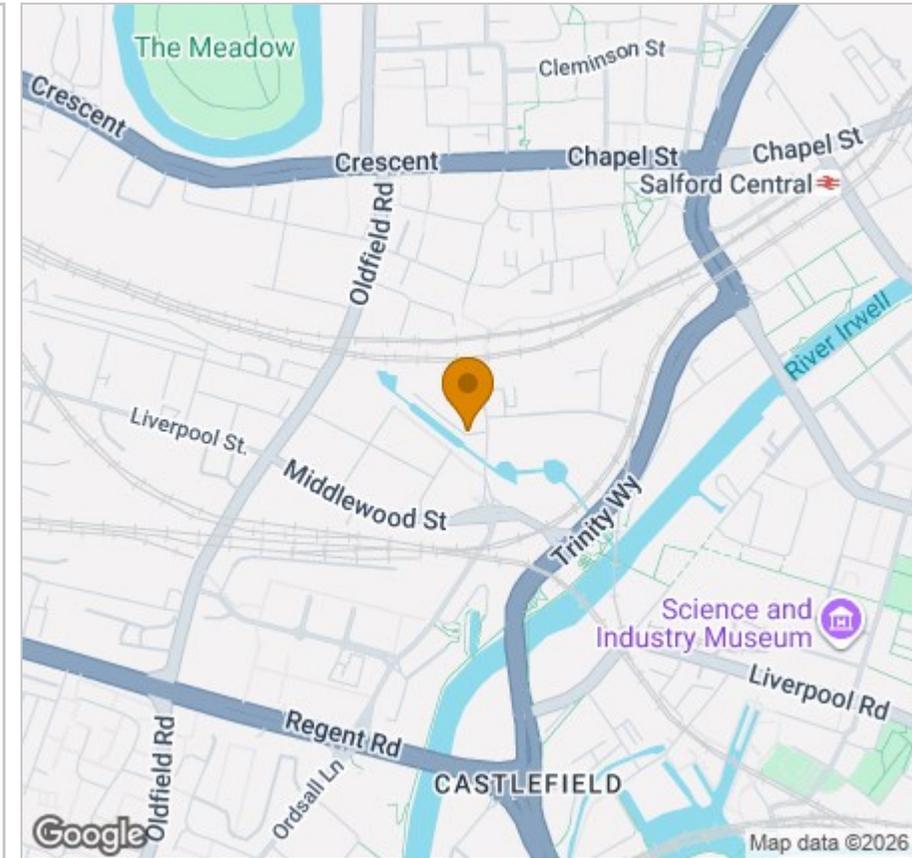| Environmental Impact (CO₂) Rating		
	Current	Potential
Very environmentally friendly - lower CO2 emissions		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not environmentally friendly - higher CO2 emissions		
England & Wales	EU Directive 2002/91/EC	

Viewing

Please contact our Reside Manchester Office on 0161 837 2840
if you wish to arrange a viewing appointment for this property or require further information.

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.

Upper Ground, 4 Jordan Street, Manchester, Greater Manchester, M15 4PY
Tel: 0161 837 2840 Email: info@residemanchester.com   www.reside-property.com