manlets

Residential Lettings & Property Management









21, Venice Court Samuel Ogden Street, Manchester, M1 7AX

£1,300 PCM

- **DEPOSIT FREE OPTION AVAILABLE**
- 1 BATHROOM
- BALCONY & RESIDENTS LEISURE FACILITIES
- SUITABLE FOR STUDENTS & PROFESSIONALS
- WATER RATES ONLY INCLUDED
- 2 LARGE DOUBLE BEDROOMS
- FITTED KITCHEN WITH WASHER/DRYER
- CONCIERGE
- CLOSE TO OXFORD RD & PICCADILLY STATIONS
- OPTIONAL SECURE PARKING - £100.00PM



Directions

THE PROPERTY

AVAILABLE 18TH NOVEMBER - VIDEO TOUR ATTACHED - PHYSICAL VIEWINGS ONLY Large fully furnished 2 Bedroom, 1 Bathroom apartment with balcony on the 2nd floor in the much sought after Granby Village development. CONCIERGE and access to Residents LEISURE facilities.

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

**NO Pets Allowed*

Utility Bills NOT included (only water rates)

Nestled in the desirable Granby Village development, this splendid two-bedroom apartment at Venice Court, M1 7AX, offers a perfect blend of comfort and convenience.

Available from the 18th of November, this spacious residence spans 527 square feet and is situated on the second floor, providing a delightful balcony that overlooks serene private gardens.

The apartment boasts two generously sized bedrooms, each equipped with ample storage, ensuring that space is never a concern.

The fitted kitchen comes complete with a washer/dryer, making daily living both practical and efficient.

The inviting reception room serves as a perfect gathering space, ideal for relaxation or entertaining guests.

Residents of Granby Village benefit from a concierge service and access to leisure facilities, enhancing the overall living experience.

The location is particularly advantageous, with easy access to the City Centre and a short

SITUATION

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