



# 106 The Assembly

Cambridge Street | Manchester | M1 5GB

£1,600 PCM

The  
GOOD  
ESTATE  
AGENCY



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2 BED, FURNISHED. A fantastic, spacious two bedroom apartment in The Assembly at One Cambridge Street, Manchester's 2nd tallest residential development. Located just a stone's throw away from Manchester's new entertainment hub, First Street and within easy reach of Oxford Road, Spinningfields, Deansgate and the inner ring road allowing quick access to the motorway network.

- TWO DOUBLE BEDROOMS
- BATHROOM & EN SUITE
- 14TH FLOOR
- SPACIOUS LIVING AND DINING ROOM
- FURNISHED
- 883 SQ FT
- INTERCOM
- BALCONY
- 24 HOUR CONCIERGE
- CLOSE TO OXFORD ROAD & FIRST STREET



| Energy Efficiency Rating                           |                            |           |
|--|----------------------------|-----------|
|  | Current                    | Potential |
| <i>Very energy efficient - lower running costs</i> |                            |           |
| (92 plus) <b>A</b>                                 |                            |           |
| (81-91) <b>B</b>                                   |                            |           |
| (69-80) <b>C</b>                                   | 76                         | 76        |
| (55-68) <b>D</b>                                   |                            |           |
| (39-54) <b>E</b>                                   |                            |           |
| (21-38) <b>F</b>                                   |                            |           |
| (1-20) <b>G</b>                                    |                            |           |
| <i>Not energy efficient - higher running costs</i> |                            |           |
| <b>England &amp; Wales</b>                         | EU Directive<br>2002/91/EC |           |

68 Quay Street  
Manchester  
M3 3EJ  
0161 513 2034  
hello@thegea.co.uk  
www.thegea.co.uk