



Old Church Court, Weaste Road, Salford

£875 PCM

Ascend Properties are delighted to present this spacious two-bedroom, one-bathroom unfurnished ground floor apartment, complete with unallocated parking.

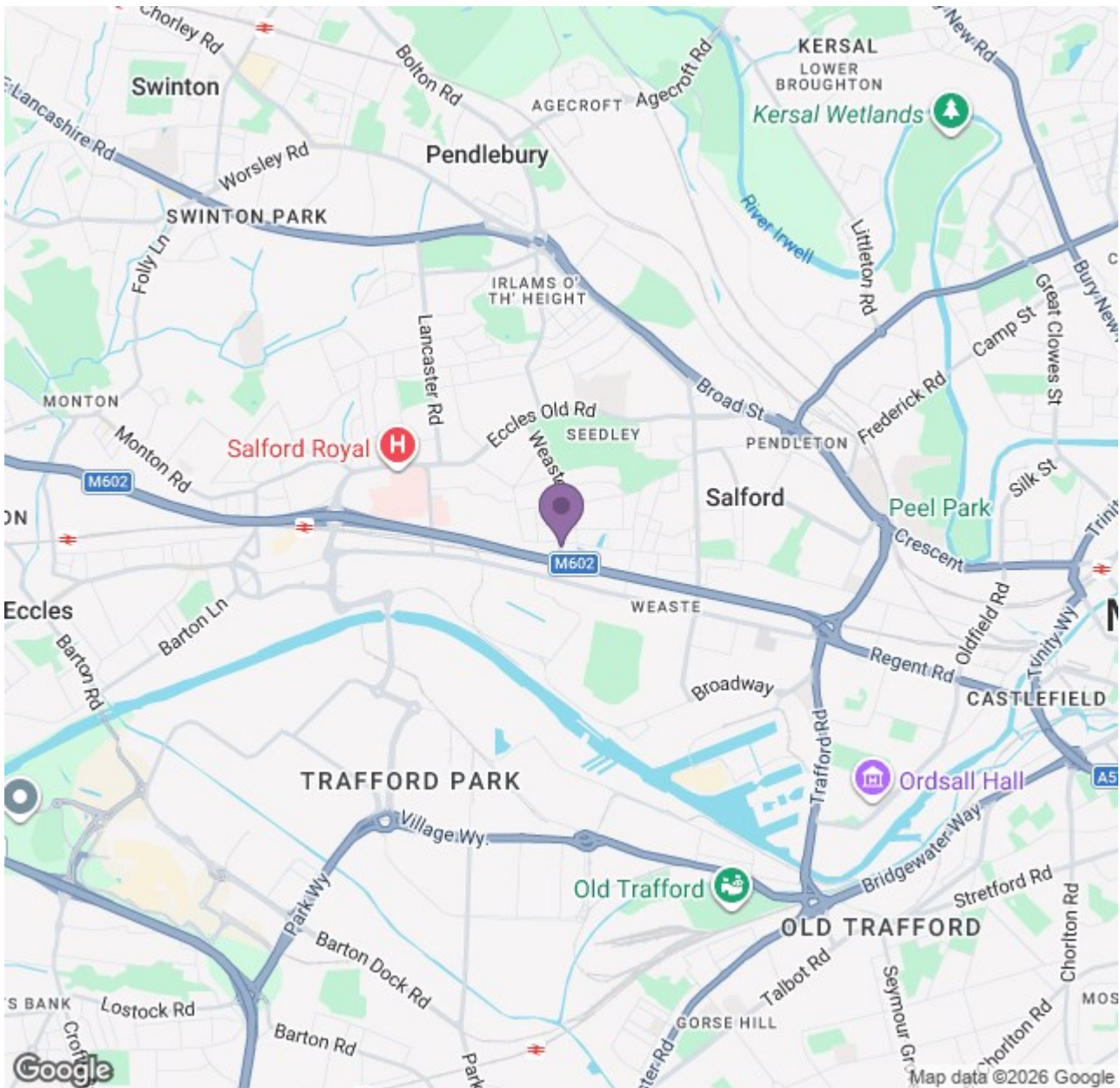
Ideally located in the sought-after Salford area, this well-positioned home offers excellent connectivity, with Weaste Metrolink Station just a short walk away, providing quick and convenient access to Manchester City Centre, MediaCityUK and Salford Quays. Commuters will also benefit from being within easy reach of the M62 and M60 motorway networks, making travel across Greater Manchester simple and convenient.

Internally, the apartment boasts a bright and generously sized open-plan living and kitchen area, creating the perfect space for both relaxing and entertaining. The property features two well-proportioned bedrooms, including a spacious master bedroom, along with a modern bathroom. Offered unfurnished, this apartment provides the perfect blank canvas for tenants to make the space their own.

Additional benefits include unallocated parking and a ground floor position, offering ease of access and practicality.

With local amenities, transport links and major employment hubs all within close proximity, this apartment is an excellent opportunity for professionals, couples or small families looking for a well-connected home in a popular residential location.





Energy Efficiency Rating			Environmental Impact (CO ₂) Rating		
Band	Score	Points	Band	Score	Points
A	92-100	36	A	1-10	36
B	81-91	33	B	11-20	33
C	69-80	30	C	21-30	30
D	58-68	27	D	31-40	27
E	47-57	24	E	41-50	24
F	35-46	21	F	51-60	21
G	21-34	18	G	61-70	18
			H	71-80	15
			I	81-90	12
			J	91-100	9

England & Wales
2020-2021 EPC