



## Apartment 1701 Deansgate Square, Owen Street, Asking Price £415,000



**\*\* INVESTMENT OPPORTUNITY - TENANTED AT £2050PCM \*\*** An exceptional two bedroom apartment located on the 17th floor in the South Tower, the largest of four spectacular developments at Deansgate Square. Presented to a high standard and boasting spectacular views across the city centre, the corner aspect property offers open plan living space with engineered oak herringbone flooring, a bespoke fitted kitchen with integrated NEFF appliances, dedicated Hyperoptic Internet provision and a state of the art fob entry system providing secure access throughout. The incredible on site facilities include; full length swimming pool, sauna, jacuzzi, sports hall with tennis court, cinema room, communal garden and bar, beauty rooms, private dining and a business centre with seminar rooms. EPC Rating (B) Council tax band (F)

Lease: 999 years from 2019  
Annual Ground Rent: £300  
Annual Service Charge: £3,816  
Management Company: Zenith

- TWO SPACIOUS DOUBLE BEDROOMS
- SEVENTEENTH FLOOR POSITION
- SWIMMING POOL, HIGH SPEC GYM, BASKETBALL COURT, SAUNA & CINEMA ROOM
- STUNNING CORNER ASPECT APARTMENT
- 24 HOUR CONCIERGE SERVICE, WORKSPACES + PRIVATE SUITES
- STATE OF THE ART FOB ENTRY SYSTEM
- NEW JACKSON NEIGHBOURHOOD NEXT TO DEANSGATE & SPINNINGFIELDS
- FLOOR TO CEILING WINDOWS & SPECTACULAR VIEWS
- HIGHLY SOUGHT AFTER DEVELOPMENT
- INVESTMENT OPPORTUNITY - TENANT IN SITU

