

Monton Office

0161 789 8383
222 Monton Road, Monton
M30 9LJ
@homeinmonton



2011 Number One, Pink Media City Uk Salford M50 2BB
Offers over £150,000

AVAILABLE WITH NO CHAIN! FANTASTIC VIEWS OVER MANCHESTER! HOME ESTATE AGENTS are delighted to offer to sale this one bedroom apartment located on the 20th floor of Number One, Pink building situated in the heart of Media City! With fantastic views overlooking the city accommodation comprises hallway with storage/utility cupboard, open plan kitchen/lounge/diner, one double bedroom and fitted bathroom suite. The property offers double glazing and is warmed via electric heaters. Accessed via secure entrance and lift to all floors. Available with NO VENDOR CHAIN! Call HOME on 01617898383 to view!

- WOW! FANTASTIC VIEWS!
- OPEN PLAN LOUNGE/KITCHEN/DINER
- MODERN FITTED BATHROOM SUITE
- ENJOY THE HUSTLE & BUSTLE OF LIVING AT MEDIA CITY
- 20th FLOOR POSITION
- ELECTRIC HEATING
- POPULAR RESIDENTIAL BUILDING
- ONE DOUBLE BEDROOM
- INTEGRATED APPLIANCES
- EXCELLENT SALFORD QUAYS LOCATION

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Hallway

Open plan living space

Bedroom One

Bathroom

Sales info

We are advised that the property is leasehold. The lease was granted in 2013 with a term of 250 years. There is an annual ground rent of £326.70. There is an annual service charge of £2,168.

We are advised that the current council tax band is band C.

The current EPC rating is B.

IMPORTANT INFORMATION -

PLEASE NOTE: Home Estate Agents have not tested the services and appliances described within this document (including central heating systems), and advise purchasers to have such items tested to their own satisfaction by a specialist. All sizes quoted are approximate.

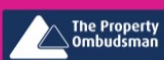
Making an offer: if you are interested in this property, please contact us at the earliest opportunity prior to contacting a bank, building society or solicitor. Failure to do so could result in the property being sold elsewhere and could result in you incurring unnecessary costs such as survey or legal fees. You will be required to provide proof of funding for any offers made prior to any offer being accepted. To comply with the money laundering regulation and terrorist

financing regulations 2022, you will be required to complete mandatory money laundering ID checks via our third party provider.

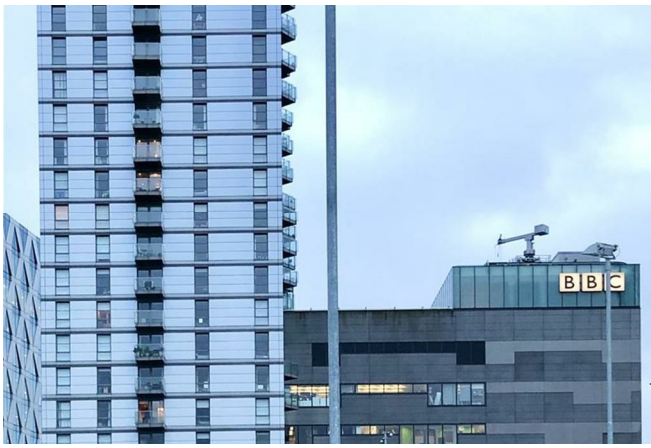


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Registered Address Vantage House, East Terrace Business Park, Euxton Lane, Euxton PR7 6TB - England
Company Registration numbers Monton - 9262084 Urmston - 04331861 Stretford - 08259553




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

Environmental Impact (CO ₂) Rating		
	Current	Potential
<i>Very environmentally friendly - lower CO₂ emissions</i>		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
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