



17 137 Velveteen Crescent, Manchester, M28 3ZQ

Situated next to the designated Local Nature Reserve Blackleach Country Park in Hill Top, Worsley, Reynolds Place is a wonderful development of 148 properties. From 1 bedroom apartments to 4 bedroom detached houses, you're sure to find the perfect fit for your family.

This two double bedroom apartment has loads to offer! Its kitchen/dining area creates the perfect space for mealtime whilst its separate spacious living room creates a lovely area to relax. With one bedroom benefiting from an en-suite bathroom and an additional full bathroom suite and storage cupboard located in the hallway, this apartment will work perfectly for friends looking to live together but wanting a little extra space or young families looking for their first home. With integrated kitchen appliances, including a washing machine, dishwasher and hob/oven, isn't it time for you to start living the Simple Life?

Within easy reach of the M61 and a mile of Walkden Train station, commuting to the wider North West is straight forward from the development.

- Allocated parking space
- Secure-By-Design windows and doors
- Fitted wardrobes to master bedroom
- Dishwasher
- Fridge freezer
- Washing/drying machine
- Oven and hob
- Light wash wood effect flooring

£800 PCM

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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