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Ascend

Built on higher standards



Lexington Court, Broadway, Salford

£925 PCM

UNFURNISHED ACCOMMODATION

Set in the stylish and vibrant area of Salford Quays, the Broadway development has this cracking one bedroom, unfurnished apartment on offer.

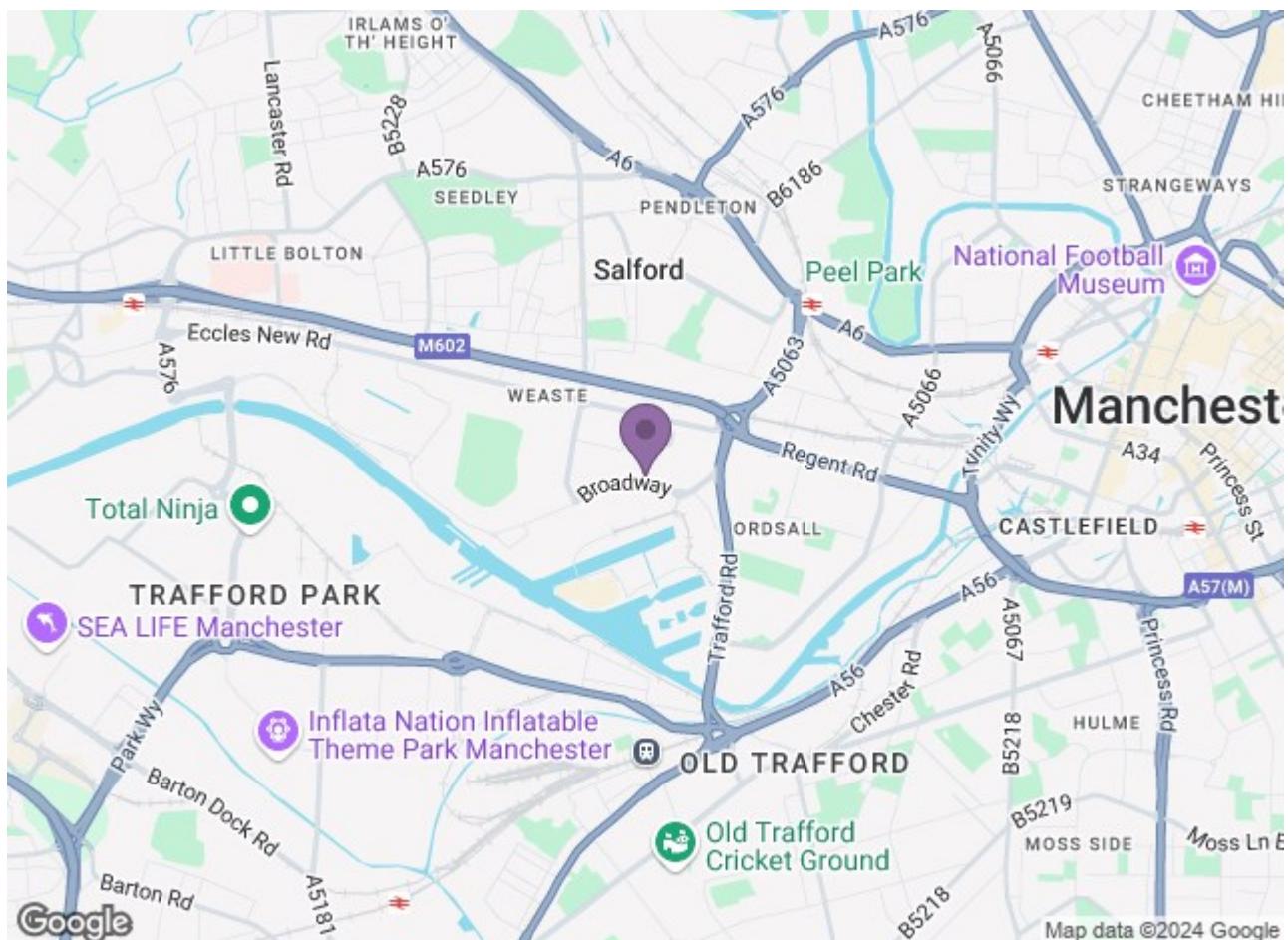
On the outside you'll find landscaped gardens and your very own secure parking space - a huge bonus! Step inside and you'll find a chic and trendy design throughout, with real attention to detail. The open-plan lounge/kitchen has oodles of space - perfect for all your family gatherings and shindigs. The property also boasts a great sized double bedroom and a slick modern bathroom.

The location is absolutely spot on too. Take a short stroll and you'll find yourself among the waterfront's stylish bars and restaurants as well as everything else the Quays has to offer. Travelling around the city couldn't be easier either, the tram stop is only a 5 minute stroll away so Manchester is within easy reach. This really is modern city living at its best!

If you're interested in having a closer look, or have any questions, do get in touch. Just so you know, the pictures for this apartment are for marketing purposes only, so the internal fixtures and fittings may vary.

Please Note: The windows to this development do not open. This is due to the close proximity of a neighboring saw mill & timber yard.





Energy Efficiency Rating		Environmental Impact (CO2) Rating	
Current		Potential	
95 (95)	A	88 (88)	B
94 (94)	B	87 (87)	C
93 (93)	C	86 (86)	D
92 (92)	D	85 (85)	E
91 (91)	E	84 (84)	F
90 (90)	F	83 (83)	G
89 (89)	G	82 (82)	H
88 (88)	H	81 (81)	I
87 (87)	I	80 (80)	J
86 (86)	J	79 (79)	K
85 (85)	K	78 (78)	L
84 (84)	L	77 (77)	M
83 (83)	M	76 (76)	N
82 (82)	N	75 (75)	O
81 (81)	O	74 (74)	P
80 (80)	P	73 (73)	Q
79 (79)	Q	72 (72)	R
78 (78)	R	71 (71)	S
77 (77)	S	70 (70)	T
76 (76)	T	69 (69)	U
75 (75)	U	68 (68)	V
74 (74)	V	67 (67)	W
73 (73)	W	66 (66)	X
72 (72)	X	65 (65)	Y
71 (71)	Y	64 (64)	Z
70 (70)	Z	63 (63)	AA
69 (69)	AA	62 (62)	AB
68 (68)	AB	61 (61)	AC
67 (67)	AC	60 (60)	AD
66 (66)	AD	59 (59)	AE
65 (65)	AE	58 (58)	AF
64 (64)	AF	57 (57)	AG
63 (63)	AG	56 (56)	AH
62 (62)	AH	55 (55)	AI
61 (61)	AI	54 (54)	AJ
60 (60)	AJ	53 (53)	AK
59 (59)	AK	52 (52)	AL
58 (58)	AL	51 (51)	AM
57 (57)	AM	50 (50)	AN
56 (56)	AN	49 (49)	AO
55 (55)	AO	48 (48)	AP
54 (54)	AP	47 (47)	AQ
53 (53)	AQ	46 (46)	AR
52 (52)	AR	45 (45)	AS
51 (51)	AS	44 (44)	AT
50 (50)	AT	43 (43)	AU
49 (49)	AU	42 (42)	AV
48 (48)	AV	41 (41)	AW
47 (47)	AW	40 (40)	AY
46 (46)	AY	39 (39)	AZ
45 (45)	AZ	38 (38)	BA
44 (44)	BA	37 (37)	BB
43 (43)	BB	36 (36)	BC
42 (42)	BC	35 (35)	BD
41 (41)	BD	34 (34)	BE
40 (40)	BE	33 (33)	BF
39 (39)	BF	32 (32)	BG
38 (38)	BG	31 (31)	BH
37 (37)	BH	30 (30)	BI
36 (36)	BI	29 (29)	BJ
35 (35)	BJ	28 (28)	BK
34 (34)	BK	27 (27)	BL
33 (33)	BL	26 (26)	BM
32 (32)	BM	25 (25)	BN
31 (31)	BN	24 (24)	BO
30 (30)	BO	23 (23)	BP
29 (29)	BP	22 (22)	BR
28 (28)	BR	21 (21)	BS
27 (27)	BS	20 (20)	BT
26 (26)	BT	19 (19)	BU
25 (25)	BU	18 (18)	BV
24 (24)	BV	17 (17)	BW
23 (23)	BW	16 (16)	BY
22 (22)	BY	15 (15)	BU
21 (21)	BU	14 (14)	BU
20 (20)	BU	13 (13)	BU
19 (19)	BU	12 (12)	BU
18 (18)	BU	11 (11)	BU
17 (17)	BU	10 (10)	BU
16 (16)	BU	9 (9)	BU
15 (15)	BU	8 (8)	BU
14 (14)	BU	7 (7)	BU
13 (13)	BU	6 (6)	BU
12 (12)	BU	5 (5)	BU
11 (11)	BU	4 (4)	BU
10 (10)	BU	3 (3)	BU
9 (9)	BU	2 (2)	BU
8 (8)	BU	1 (1)	BU
7 (7)	BU	0 (0)	BU

Energy efficient - higher learning rates

England & Wales

EU Directive 2010/31/EU

2020/2021