



Clarendon Place, Eccles

£1,000 PCM

Ascend are delighted to present this well-presented two-bedroom, two-bathroom apartment, ideally located on the third floor and benefitting from a secure parking space.

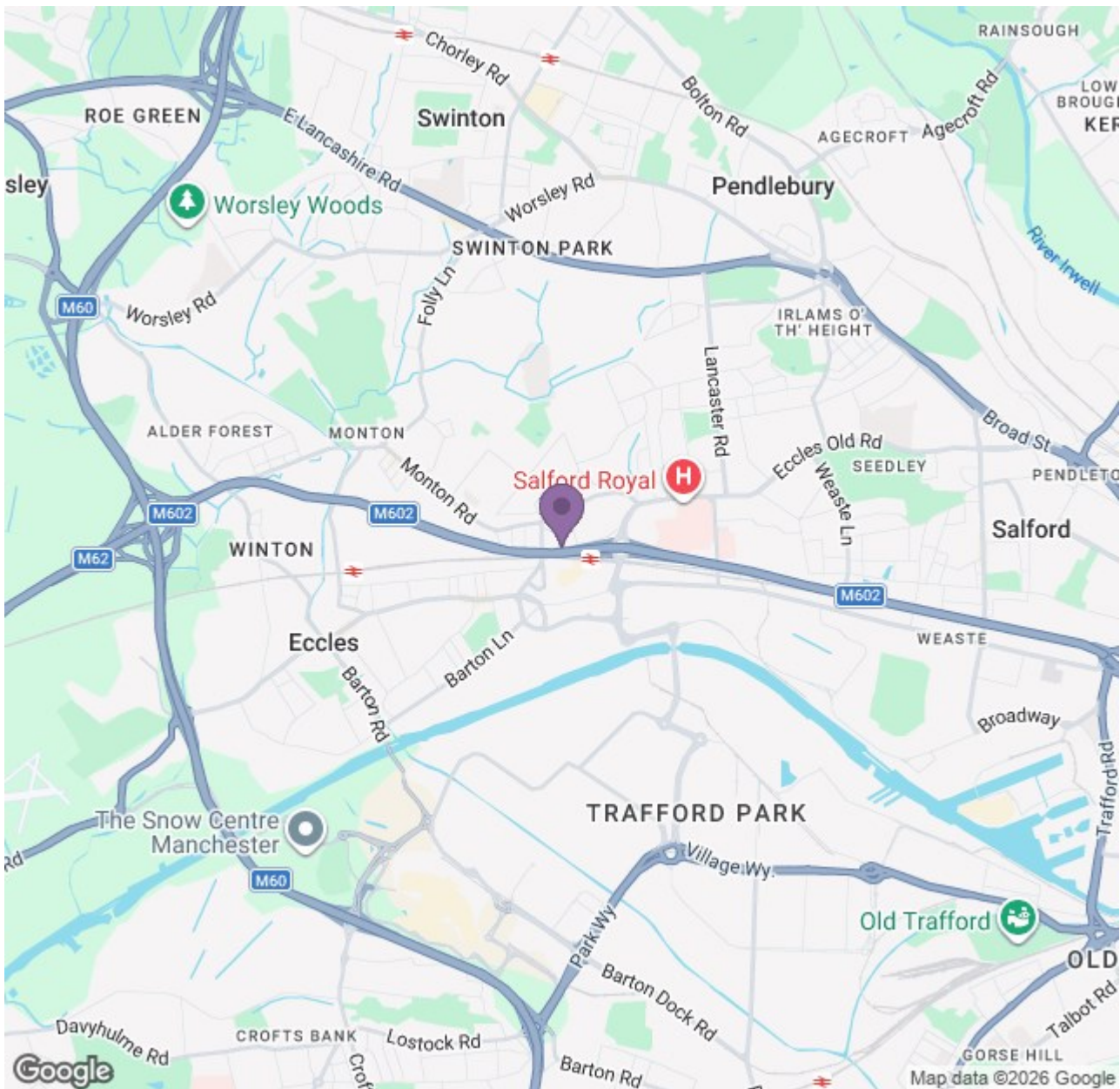
The property features a welcoming entrance hallway leading through to a bright and spacious open-plan living and kitchen area, enhanced by large double-glazed windows that flood the space with natural light. There are two generously sized bedrooms, with the master bedroom benefitting from an en-suite, alongside a main bathroom. The apartment also offers gas central heating and is available on an unfurnished basis, allowing you to make it your own.

Situated in the ever-popular M30 area, the property enjoys a fantastic location within easy reach of Manchester City Centre and MediaCityUK, making it ideal for professionals. Eccles town centre is close by, offering a range of local shops, cafés and amenities, while the vibrant Monton Village—known for its independent bars and restaurants—is within walking distance.

Excellent transport links are a key highlight, with easy access to major motorway networks including the M60 and M602, as well as convenient tram and bus routes from Eccles, providing quick and direct connections into the city and surrounding areas.

Available Now
Deposit: £1,210
Council Tax Band: B
Unfurnished





Energy Efficiency Rating			Environmental Impact (CO ₂) Rating		
Rating	Score	Band	Rating	Score	Band
A	92-100	A	A	86-100	A
B	81-91	B	B	76-85	B
C	69-80	C	C	65-75	C
D	55-68	D	D	50-64	D
E	46-54	E	E	39-49	E
F	39-45	F	F	31-38	F
G	35-38	G	G	21-30	G

England & Wales
EPC Rating: 79
EPC Score: 79
EPC Band: C
EPC Date: 2020-10-10