



509 Rivergate House

Ordsall Lane | Salford | M5 4XP

£1,350 PCM

The
GOOD
ESTATE
AGENCY

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Salford | M5 4XP
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2 BED, FURNISHED. A fantastic two bedroom apartment in the stunning Rivergate House development at Wilburn Basin, Manchester. The 5th floor property, totalling 698 sq ft, comprises: entrance hall with storage area, spacious open plan living and dining room through to modern fitted kitchen, master bedroom with en suite shower room, second double bedroom and stylish bathroom. Further benefits include 24 hour on site concierge, landscaped communal gardens, media / cinema room & residents' gym. Located just a stone's throw away from the city centre within easy reach of Spinningfields, Deansgate and conveniently positioned on the inner ring road allowing quick access to the motorway network.

- TWO DOUBLE BEDROOMS
- BATHROOM & EN SUITE
- FITTED KITCHEN
- 5TH FLOOR
- SPACIOUS OPEN PLAN LIVING & DINING ROOM
- CINEMA / MEDIA ROOM
- 24 HOUR CONCIERGE
- RESIDENTS' GYM
- POPULAR DEVELOPMENT
- CLOSE TO THE CITY CENTRE



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B	82	82
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales		EU Directive 2002/91/EC

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