




Victoria House, Great
Ancoats Street,
Manchester
£1,700 pcm

**** DEPOSIT FREE OPTIONS AVAILABLE**** Stunning 16th floor two-bedroom apartment located in the brand new Victoria House residence in Ancoats. This building benefits from gym, concierge, communal terrace and co working space.

- Ancoats location
- Available now
- Brand new development
- Deposit free option available
- Close to major transport links
- Co working space
- concierge
- Fully furnished to a very high standard
- Gym
- Floor to ceiling windows

Energy Efficiency Rating

| | Current | Potential |
|---|----------------------------|---|
| <i>Very energy efficient - lower running costs</i> (92-100) A | | |
| (81-91) B | 82 | 82 |
| (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 |  |

The energy efficiency rating is a measure of the overall efficiency of a home. The higher the rating the more energy efficient the home is and the lower the fuel bills will be.

| | |
|------------------------|---|
| Viewing | Strictly by appointment with NPP Residential - Head Office Telephone 0161 639 0050 |
| Reference | RL1009 Council Tax Band: TBC |
| Additional Information | Deposit: £2,134.61 Holding Deposit: £426.92 |

Whilst every effort is made to ensure the accuracy of these details, it should be noted that the measurements are approximate only. Floorplans are for representation purposes only and prepared according to the RICS Code of Measuring Practice by our floorplan provider. Therefore, the layout of doors, windows and rooms are approximate and should be regarded as such by any prospective tenant.