



Cotton Square, Claremont Road, Manchester

£995 PCM

A well-presented one bedroom, first floor apartment situated within Cotton Square, a popular development in a well-established residential area of Manchester.

The apartment offers a practical layout, with an open-plan living room and kitchen, a good-sized double bedroom and a modern bathroom. The property is furnished throughout, making it a straightforward and comfortable option for anyone looking for a home that's ready to move into.

Cotton Square is well positioned for access to Manchester city centre, while Manchester Royal Infirmary and the wider hospital campus are also within easy reach. There are a good range of local amenities nearby, with major road networks close by providing convenient links in and out of the city.

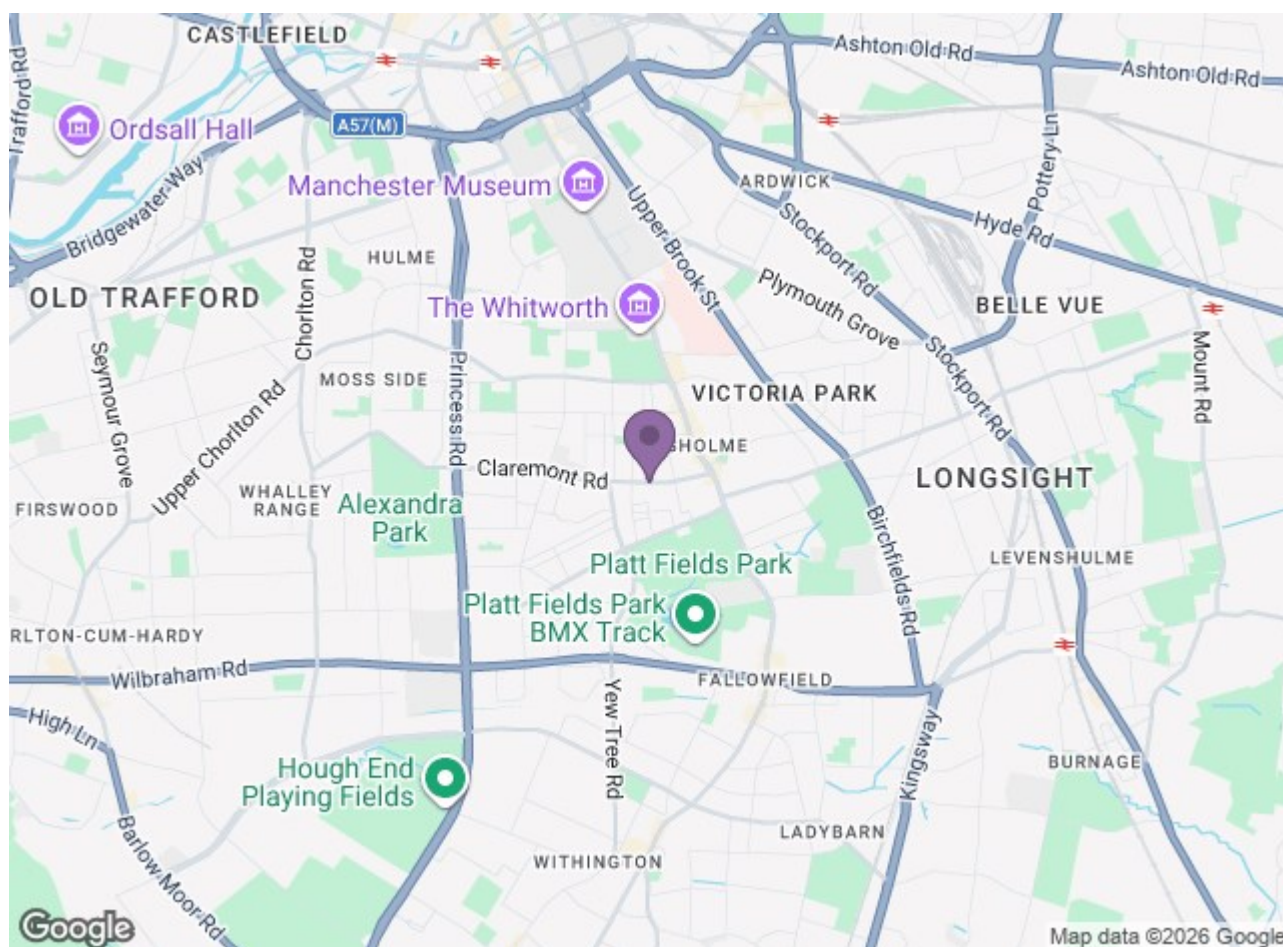
A good option for a student or professional looking for a well-located home with the convenience of city living, without being right in the middle of the city centre.

Just so you know the photographs are representative of show flat specification, so fixtures and fittings may vary*

Available Now (subject to application and referencing)

Photography disclaimer

Please note that some of the images shown are of a show flat / another property (specify) within the development and are provided for illustrative purposes only. The specification, layout, finishes and furnishings may differ from the property available.



Energy Efficiency Rating			Environmental Impact (CO ₂) Rating		
Band	Score	Target	Band	Score	Target
Most energy efficient - lower running costs			Very environmentally friendly - lower CO ₂ emissions		
A	92-100		A	35-47	
B	81-91		B	48-59	
C	69-80		C	60-69	
D	55-68		D	70-79	
E	41-54		E	80-89	
F	21-40		F	90-99	
G	1-20		G	100-109	
Most energy efficient - higher running costs			Not environmentally friendly - higher CO ₂ emissions		
England & Wales			England & Wales		
EU Directive			EU Directive		