

Apartment 6, Waterpark Hall Montpellier Mews

Broughton Park, Salford, M7







Apartment 6, Waterpark Hall

Montpellier Mews, Broughton Park, M7

CHAIN FREE - Stunning duplex in Grade II* listed Waterpark Hall. Features Gothic architecture, 2 double bedrooms, modern kitchen, parking, secure entry and great transport links.

Council Tax band: D

Tenure: Leasehold

EPC Energy Efficiency Rating: C

EPC Environmental Impact Rating: D

- Exceptional 2 bedroom duplex apartment with striking architectural character in highly desirable Broughton Park area
- Secure gated development with intercom entry & 2 allocated parking spaces
- Spacious lounge with 5 character windows providing excellent natural light
- Large kitchen diner with quality SieMatic units & integrated appliances
- 2 double bedrooms including master with fitted wardrobes & en-suite plus separate shower room
- Ornate timber beams, rafters & skylights throughout the galleried upper floor
- Grade II* listed former church conversion dating from 1872-1874
- Less than 10 minutes from Manchester City Centre & MediaCity
- Beautifully maintained communal grounds within an exclusive residential development





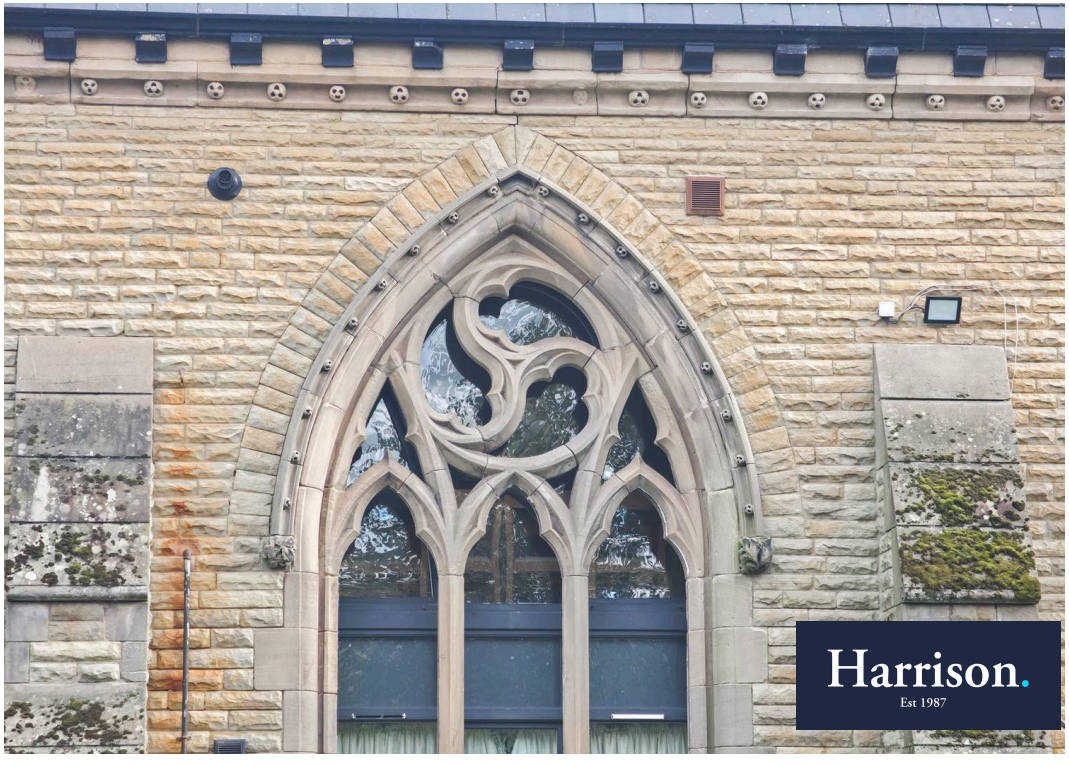



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Est 1987



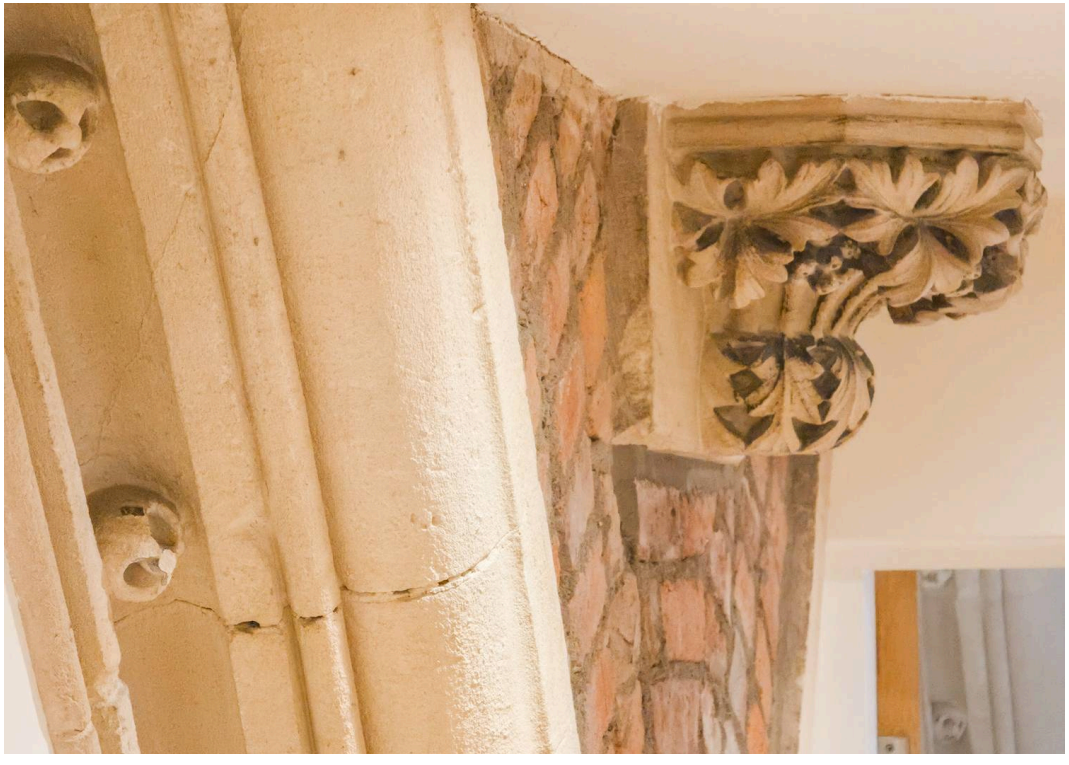


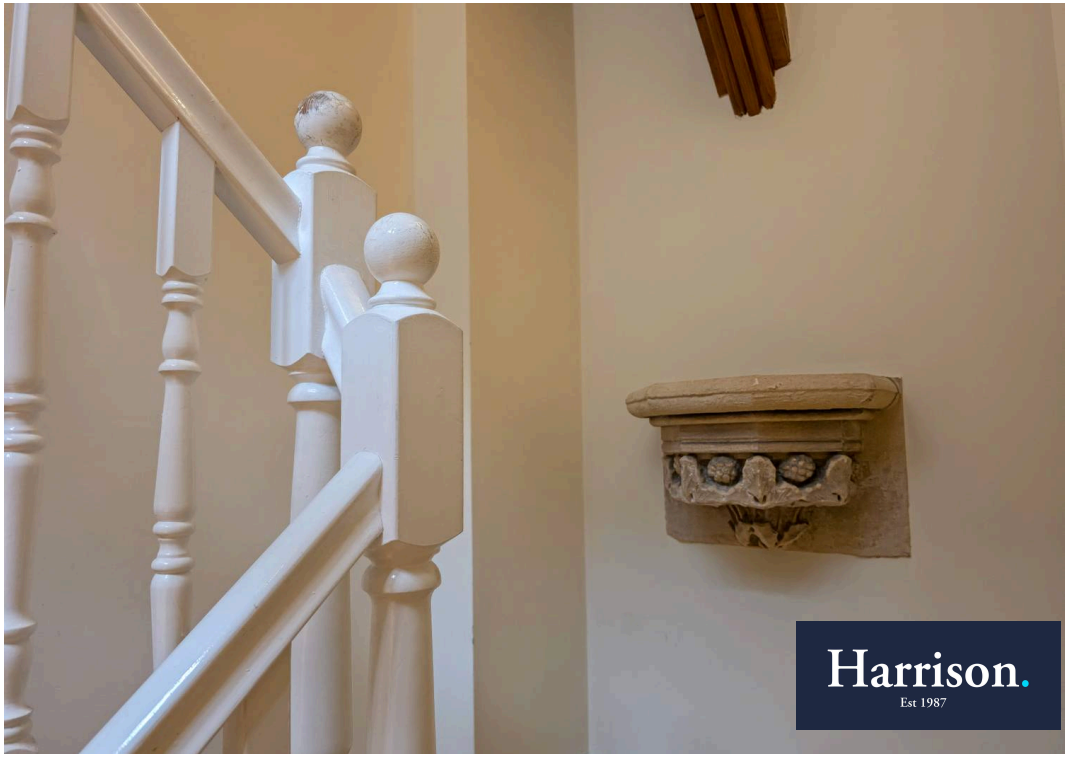



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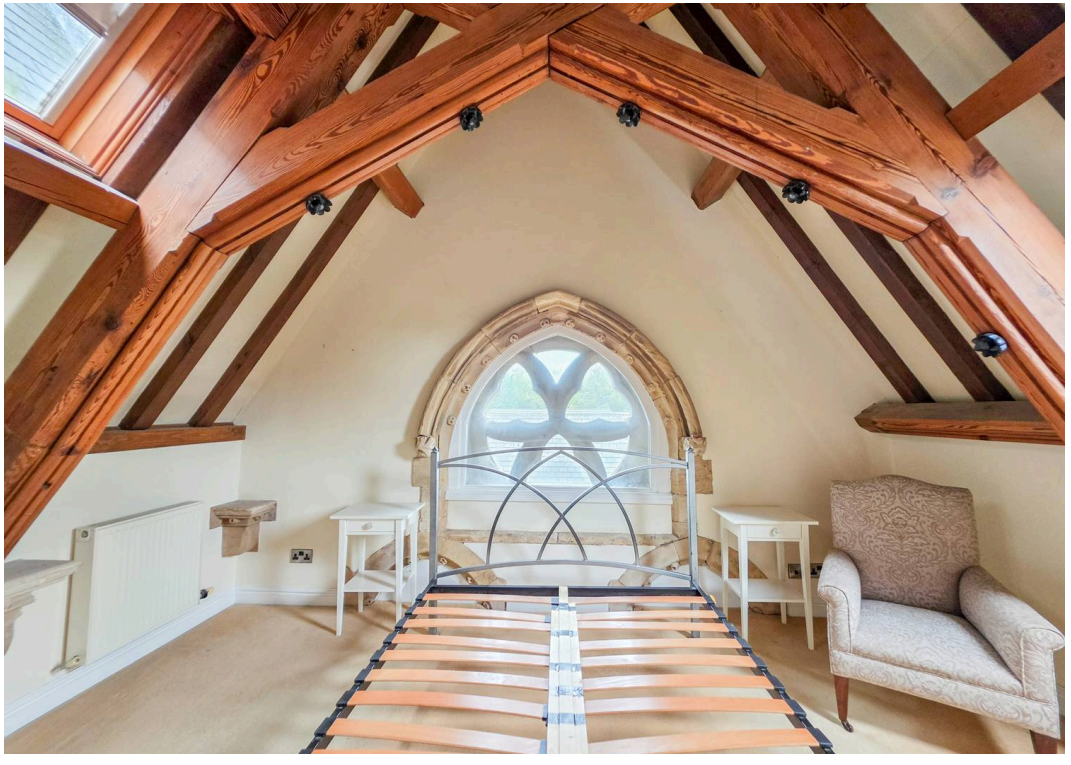





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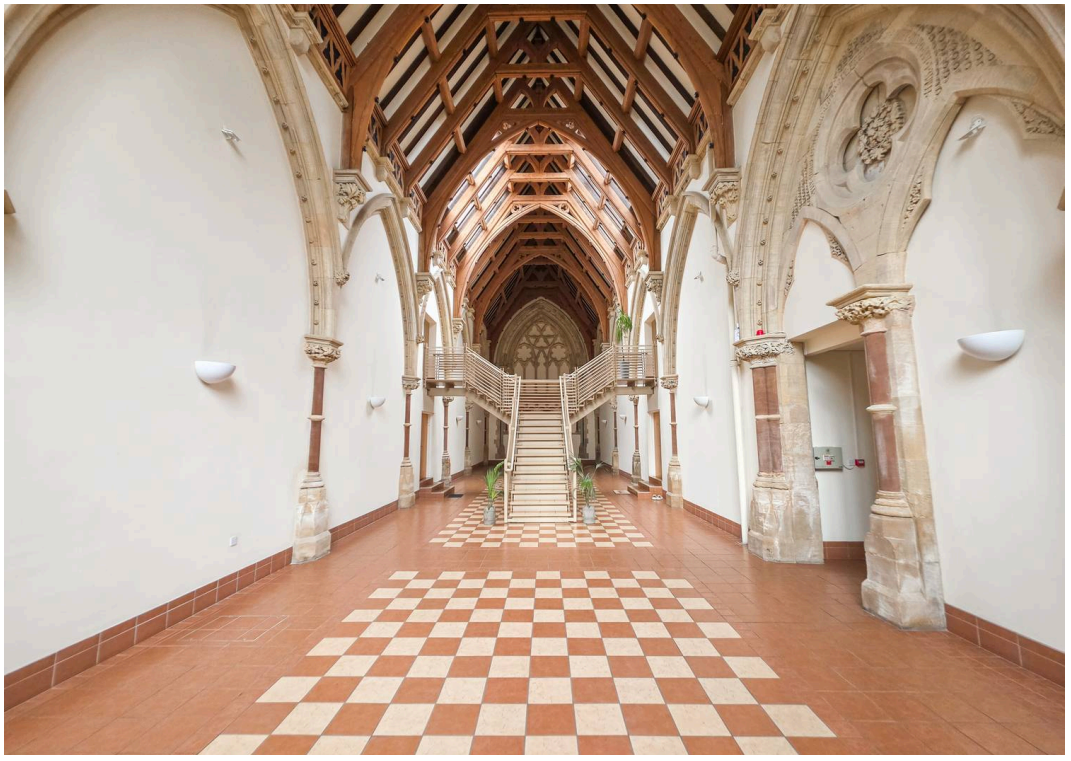

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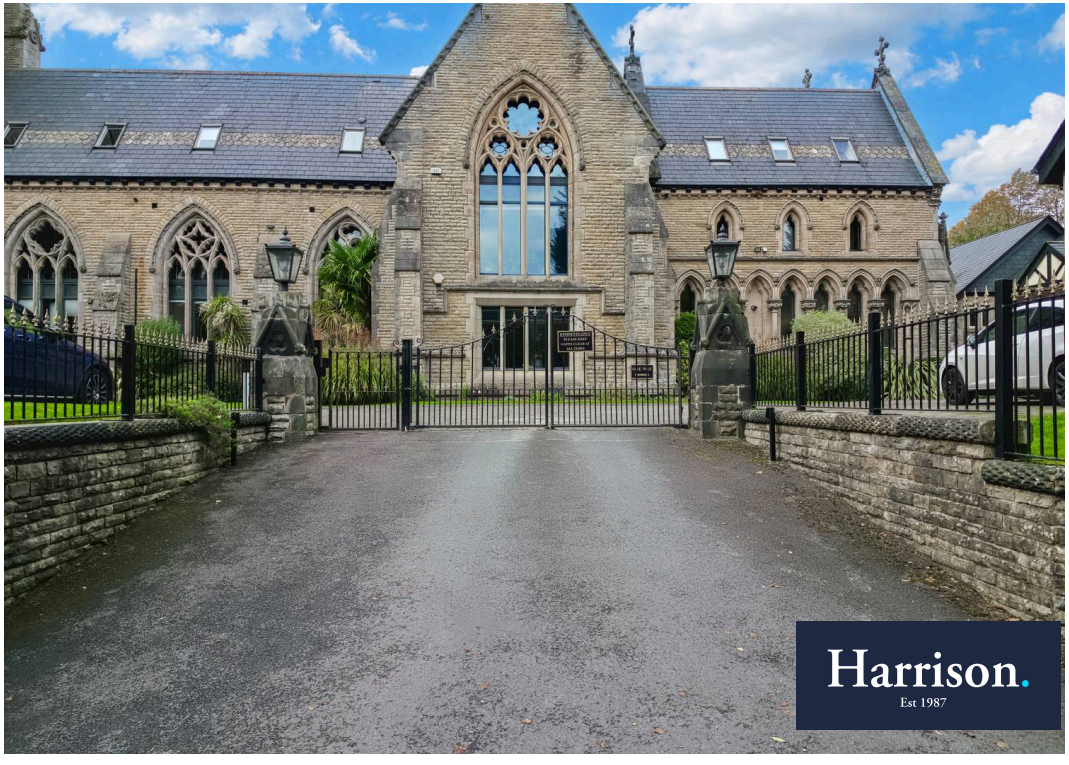



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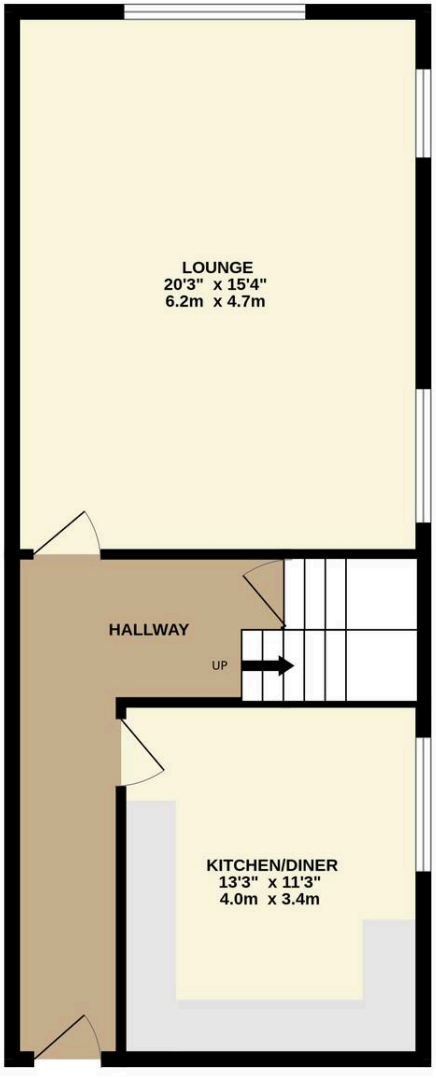


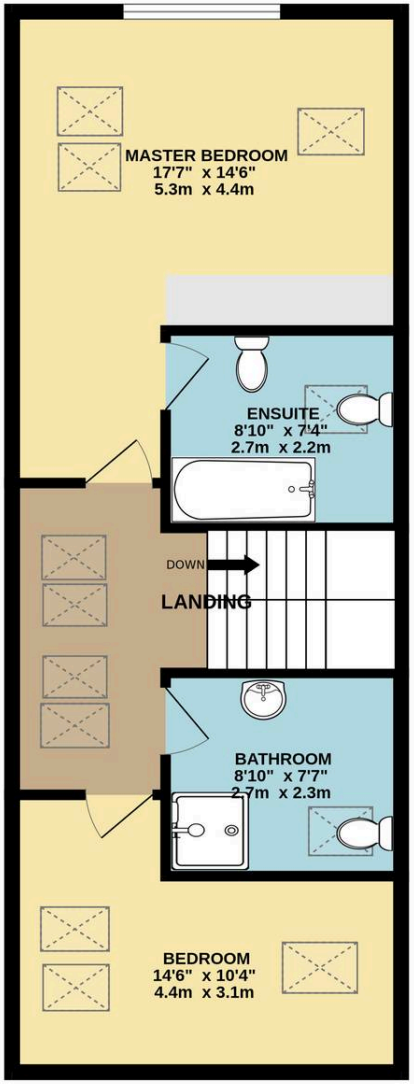



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GROUND FLOOR
598 sq.ft. (55.5 sq.m.) approx.

1ST FLOOR
573 sq.ft. (53.2 sq.m.) approx.





TOTAL FLOOR AREA : 1171 sq.ft. (108.8 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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