



## 2bed Michigan Avenue, Salford, M50 2GY

**£214,950**

### Development Summary

- 999 Year Lease
- Completing Q1 2023
- 1, 2 and 3 bedroom apartments available
- Experienced developer & Construction Team
- An area perfect for High Rental Yields and huge Capital Growth potential!

X1 Michigan Towers is an exciting new flagship development, which is set to change the skyline. Our new development features four iconic towers, each with unique facades with a stunning design.

Each tower is set within a modern landscaped public realm, which features cafe spaces, restaurants, retail and office space alongside the residential offer. With heights ranging between 14 and 35 floors, the towers provide both sweeping views of MediaCityUK, Salford Quays and central Manchester.

This mixed-use scheme is an ideal investment opportunity and is truly unique in its contemporary design and perfect quayside location.

Situated in the heart of MediaCityUK in the iconic Salford Quays, home to Coronation Street as well as the likes of the BBC, ITV, Ericsson and Kellogg's.

# Floor Plan

# Area Map



# Energy Efficiency Graph

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

  

Environmental Impact (CO <sub>2</sub> ) Rating		Current	Potential
<i>Very environmentally friendly - lower CO<sub>2</sub> emissions</i>			
(92 plus) <b>A</b>			
(81-91) <b>B</b>			
(69-80) <b>C</b>			
(55-68) <b>D</b>			
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