

**FLAT 55 CARMEL COURT, HOLLAND ROAD,  
MANCHESTER, M8 4NP**



- For sale via Pugh Auctions
- One Bedroom
- Ideal investment opportunity
- Close to Manchester Hospital
- Close to local amenities
- Early viewing advised
- Close to Manchester Town Centre
- Leasehold



**Guide Price £46,000**

**BOLTON**

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Incorporating: Wright Dickson & Catlow, WDC Estates



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Cardwells are pleased to bring to market this one bedroom studio apartment, situated in Manchester M8 this property is available via Pugh auctions. Tenanted paying £650pcm, Carmel Court in Crumpsall is a fantastic location close to all the local amenities and transport links, including the Tram station. This third floor apartment comprises of, hallway with store cupboard, a lounge to a separate fitted kitchen, one bedroom and a bathroom. A leasehold apartment with a Ground Rent of £328.34 and service charge of £3121.00 per annum. Management company Randall & Rittner with 240 year lease remaining.

