

# HG Premier Lettings



## The Exchange

, Percy Street, Preston, PR1 1AX

## Rental £875 pcm

1 bedroom Flat / Apartment available Now

Unit 1, Bishopgate Gardens, Ormskirk Road, PR1 2QP  
[preston-locallettingsnw@home.letmc.com](mailto:preston-locallettingsnw@home.letmc.com)

### 01772 969014

#### Opening Times

Mon 09.00 - 17.00; Tues 09.00 - 17.00  
Wed 09.00 - 17.00; Thurs 09.00 - 17.00  
Fri 09.00 - 17.00; Sat Closed; Sun Closed

# HG Premier Lettings

- \* Furnished
- \* Shared Working Area
- \* Double Glazed

- \* Good Location
- \* Luxury Apartments Close To Preston City Centre
- \* Gym

- \* Concierge
- \* Double Bedroom
- \* Blinds Fitted Throughout

## Situation

Positioned on the 6th floor of the striking and modern Exchange development in the heart of Preston, this beautifully furnished one-bedroom apartment offers elevated city living with high-quality finishes, comfortable furnishings, and thoughtful details throughout. Ideal for professionals or individuals seeking a stylish, move-in-ready home in a well-connected location, this property delivers on both convenience and quality. The apartment opens into a welcoming entrance hallway, leading into a bright and airy open-plan living, dining and kitchen space. Large windows fill the room with natural light, offering views over the city and giving the space a warm and inviting feel. The living area is furnished with a contemporary sofa, TV unit, and dining table with chairs, creating a modern and practical setting for day-to-day living. The fitted kitchen features sleek cabinetry, integrated appliances, and modern worktops, complete with a built-in washing machine, oven, hob, and fridge/freezer. Whether you're cooking a quick breakfast or hosting a meal with friends, the space has been designed for both style and function. The double bedroom is well-proportioned and comes fully furnished with a bed, wardrobe, and bedside tables. Blinds are fitted to ensure privacy and comfort from the moment you move in, while the neutral tones allow you to personalise the space to suit your style. The bathroom is finished to a high standard, offering a modern three-piece suite including a bath with overhead shower and glass screen, WC, and a sleek vanity basin. Tiled walls and contemporary fittings give the space a clean and

Property Ref: inst-5946

All measurements are approximate.

## Further Information

The deposit required is £1,067

The landlord has requested to include National Fibre provide broadband/fibre to this property, all connections must be made through British fibre networks (Welcome packs will be provided on move in)

The landlord is willing to rent this home to Employed, Self Employed, Unemployed, Student, Own Means, Retired, Company, Council

The landlord is willing to rent the property for a minimum of 6 Months and a maximum of 24 Months

## Energy Performance Certificates

This home's performance is rated in terms of the energy use per square metre of floor area, energy efficiency based on fuel costs and environmental impact based on carbon dioxide (CO<sub>2</sub>) emissions.

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
92+	A		
81-91	B		
69-80	C		
55-68	D		
39-54	E		
21-38	F		
1-20	G		
Not energy efficient - higher running costs			
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.

Environmental Impact (CO <sub>2</sub> ) Rating		Current	Potential
Very environmentally friendly - lower CO <sub>2</sub> emissions			
92+	A		
81-91	B		
69-80	C		
55-68	D		
39-54	E		
21-38	F		
1-20	G		
Not environmentally friendly - higher CO <sub>2</sub> emissions			
England & Wales		EU Directive 2002/91/EC	

The environmental impact rating is a measure of a home's impact on the environment.

Creation Date: 23/05/2026

## IMPORTANT INFORMATION

For clarification, we wish to inform the prospective tenant that we have prepared these details as a general guide. The agent has not carried out a detailed survey nor tested the services, appliances, or specific fittings (unless otherwise stated), and no warranty can be given as to their condition. All room measurements are taken at floor level. We strongly recommend that all the information which we provide about the property is verified by yourself and your advisers. The contents of this publication are © Local Lettings (NW) Limited, 2026. Local Lettings (NW) Limited Registered in England No. 08211074