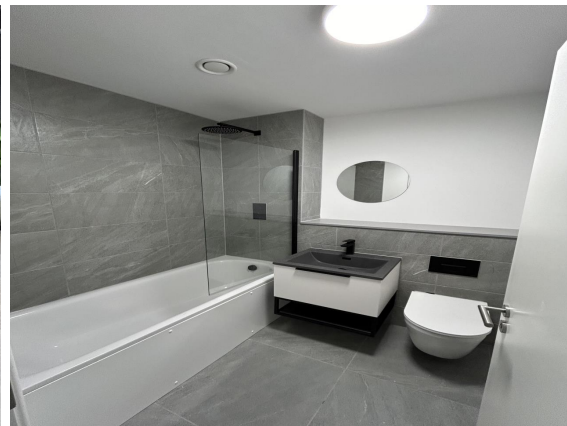


# HG Premier Lettings



## The Exchange

, Percy Street, Preston, PR1 1AW

## Rental £825 pcm

1 bedroom Flat / Apartment available 11 June 2025

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

- \* Unfurnished
- \* Shared Working Area
- \* Double Bedroom

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

- \* Concierge
- \* Double Glazed

## Situation

Modern 1-Bedroom Apartment | Unfurnished | Rooftop Garden | Gym | Concierge | The Exchange – Preston HG Premier Lettings are pleased to bring to market this 1-bedroom unfurnished apartment in the highly sought-after Exchange development, one of Preston's most desirable and stylish places to live. Positioned just moments from the city centre, this beautifully finished apartment offers modern urban living with the bonus of excellent resident-only amenities and easy access to everything Preston has to offer. Property Features: Generous Double Bedroom – light-filled space with room for wardrobe, bed and storage Open-Plan Living & Kitchen Area – ideal for entertaining or relaxing Contemporary Fitted Kitchen – with integrated oven, hob and fridge/freezer Modern Bathroom – finished with a clean white three-piece suite and shower over bath Electric Heating & Double Glazing Throughout Unfurnished – Ready for You to Make It Your Own Development Highlights: Residents at The Exchange benefit from a host of fantastic on-site features, including: ?? Rooftop Garden – ideal for relaxing or socialising with city views ?? Private Gym – no need for an external membership ??? Concierge Service – support with parcels, guests and day-to-day convenience ?? Secure Bike Storage ?? Residents' Lounge – perfect for working or unwinding Location: Perfectly placed in Preston's newest and fastest-growing neighbourhood, The Exchange sits within walking distance of the city's central retail, restaurant, and leisure areas. The development also offers excellent links to Preston Train Station and major road networks. It forms part of Property Ref: inst-5250

All measurements are approximate.

## Further Information

The deposit required is £825

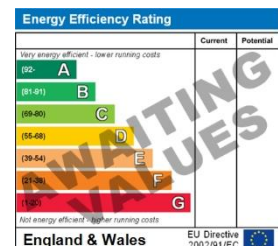
The landlord has requested to include National Fibre provide broadband/fibre to this property, all connections must be made through British fibre networks (Welcome packs will be provided on move in)

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

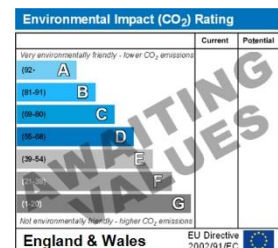
The landlord is willing to rent the property for a minimum of 6 Months and a maximum of 24 Months

## 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.



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.



The environmental impact rating is a measure of a home's impact on the environment. The lower the rating the less impact the home has on the environment.  
Creation Date: 15/05/2025

## 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, 2025. Local Lettings (NW) Limited Registered in England No. 08211074