



URBAN ESTATES

SALES - LETTINGS - MANAGEMENT

12 Leftbank

, Manchester, M3 3AG

Offers invited £225,000



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HOT NEW PROPERTY ON THE MARKET – LEFTBANK | OFFERS INVITED!

Modern 1-Bedroom Apartment for Sale
– Leftbank, Spinningfields, Manchester

Set within the prestigious Leftbank development in the heart of Spinningfields, this stylish one-bedroom apartment offers approximately 592 sq ft of contemporary city-centre living. Featuring a bright open-plan living and dining area, modern fitted kitchen and spacious double bedroom with en-suite bathroom, the property also benefits from a private balcony overlooking the River Irwell.

Perfect for professionals, couples and investors, this fantastic apartment offers modern living in one of Manchester's most desirable locations.

Key Features:

Prestigious Leftbank development in Spinningfields

Approx. 592 sq ft of living space

Spacious double bedroom with en-suite bathroom

Bright open-plan living and dining area

Modern fitted kitchen with integrated appliances

Floor-to-ceiling windows providing excellent natural light

Private balcony overlooking the River Irwell

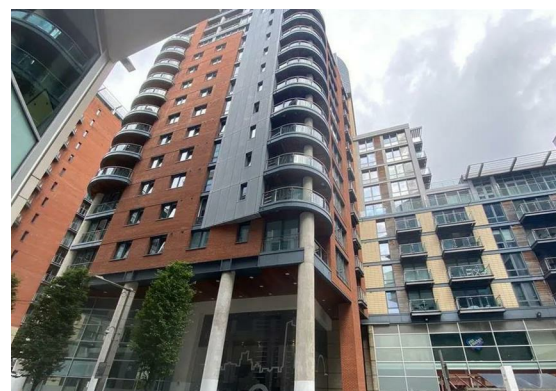
Secure allocated parking space

24-hour concierge service

EWS1 certificate available

Suitable for cash and mortgage buyers





Ideal for professionals, couples and investors
Walking distance to Deansgate, restaurants, bars, shops and transport links

Service Charge: £750.14 per quarter
Ground Rent: £75.00 per quarter
Offers Invited!!!

Interested? Reply via the advert to arrange your scheduled viewing!

Floor Plan



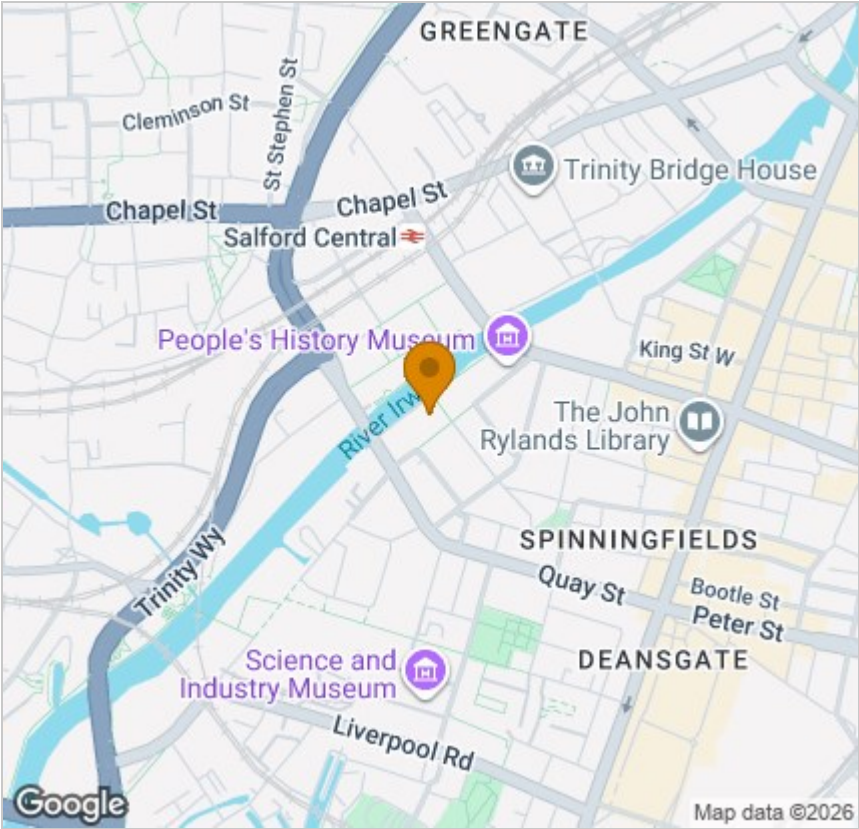
Viewing

Please contact our Urban Estates Office on 0333 433 0348 if you wish to arrange a viewing appointment for this property or require further information.

These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firms employment has the authority to make or give any representation or warranty in respect of the property.

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Area Map



Energy Efficiency Graph

