



Apt 150 City Gate II, 3 Blantyre Street, Castlefield, Manchester, M15 4EB

Jordan Fishwick are pleased to offer for sale this large 4th floor one bedroom with occasional 2nd bedroom/study is located a short distance from Deansgate and the motorway network. Entrance hall, large living room with patio doors to balcony, separate kitchen, spacious bedroom again with patio doors onto the balcony. Bedroom/study, (no window), three piece suite with shower attachment. No Chain

Cladding works due to finish in the very near future, we have been informed that the works were funded via the governments Building Safety Fund/or Developer Pledge. Mortgage buyers may be accepted using the 6 big lenders until the EWS1 is issued, please discuss with your mortgage advisor/the branch

Offers In Excess Of £175,000

Viewing arrangements

Viewing strictly by appointment through the agent
245 Deansgate, Manchester, M3 4EN 0161 833 9499 opt 3

Entrance Hall

Telephone entry phone, cupboard housing hot water system. Access to all rooms.

Living Room

15'1" x 13'0"

Excellent room with double glazed patio door leading onto the balcony. T.v point and electric heater

Kitchen

10'4" x 9'5"

Modern fully fitted kitchen with a range of matching base and eye level units. Space for fridge/freezer, electric oven, four ring hob and stainless steel extractor hood over. Linoleum flooring.

Bedroom One

23'0" x 10'10"

Excellent room with double glazed patio door leading onto the balcony. T.v point and electric heater

Occasional Bedroom/Study

9'8" x 8'6"

Ideal spare room as has no natural light or window in it.

Bathroom

7'2" x 5'7"

Three piece suite with shower attachment, part tiled walls, heated towel rail.

Balcony

Covered balcony with access from the living room and bedroom.

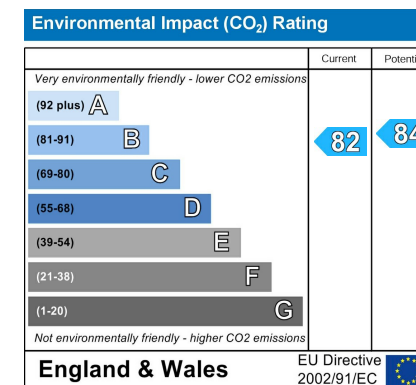
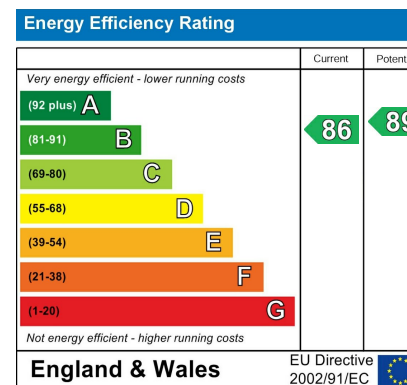
Additional Information

Ground rent £125 per annum

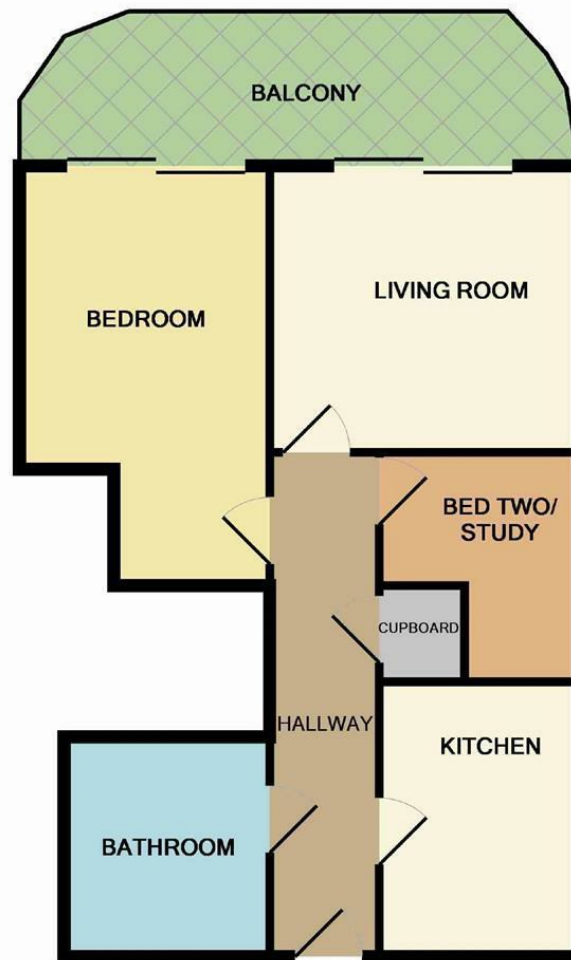
Service charges £222 per month

Lease 150 years from 2000

Building Managing Agent - Rendall & Rittner







Measurements are approximate. Not to scale. Illustrative purposes only
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Offices at: Chorlton, Didsbury, Disley, Hale, Glossop, Macclesfield, Manchester Deansgate, Manchester Whitworth Street, New Mills, Sale, Wilmslow and Withington

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