



RESIDE
—
MANCHESTER

Apt 1406 Bankside Colliers Yard
Salford, M3 7NB

Asking Price £600,000



Apt 1406 Bankside

Salford, M3 7NB

Colliers Yard is a new and vibrant neighbourhood located in Greengate area of the City.

This is an area steeped in industrial heritage in Manchester city centre.

The development will comprise exceptional new homes across three carefully curated towers, each with detailed brick podiums, ranging from 42 – 51 storeys high.

Bankside is the first tower to be released for sale. Standing tall at 42 storeys, it will feature a range of 1, 2 and 3-bedroom luxury apartments and penthouses, along with an exceptional level of residential amenity, synonymous with all Renaker developments.

Due to complete in Spring 2025 and this 3 bed apartment will be ready to move into imminently.

Colliers Yard Masterplan

Colliers Yard is set to become an exciting neighbourhood in the heart of the city, bringing together proud historic roots and modern design. Introducing new homes across three carefully-curated towers, this inspiring development will comprise high-quality public realm, including a new landscaped public park, a tree-lined boulevard and a public square, alongside a vibrant mix of independent retail and leisure operators.

Bankside

Standing tall at 43 storeys, Bankside is a contemporary glass tower with brick podium detailing, which proudly sits within Colliers Yard, a new and vibrant neighbourhood located in Greengate.

Bankside, Colliers Yard will be a place to call home; a place where you can join in the creation of a vibrant mixed-use community, just minutes away from Manchester city centre.

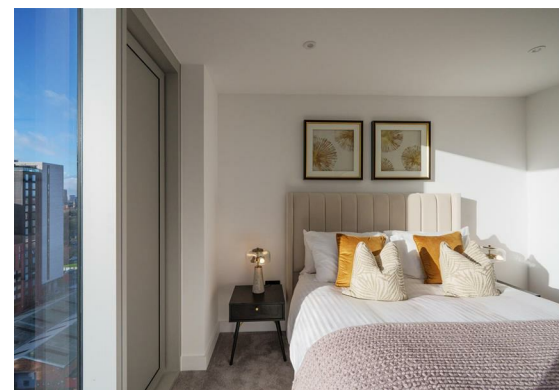
Communal Spaces

At Bankside, Colliers Yard, there will be three resident' lounges and two bookable multi-use suites for residents to relax and enjoy.

Creative space has been designed to support residents' creativity and features a relaxed breakout area, with adjoining content creation room and Instagram pods, as well as a pool / games room.

The Club at circa 380 sqm features a gymnasium, yoga / fitness studio, outdoor terrace and a locker room. Technogym equipment features the latest innovative technology enabling residents to work out with either a virtual coach or with each other, and are also used by Olympic athletes as part of their training. The Gymnasium also opens up onto The Yard, an outdoor terrace, part of which is designated for outdoor exercise, including yoga practice. The yoga / fitness studio provides the perfect environment for residents to work out in a group scenario.





The Yard & Green

Outdoor amenity space is vital to residents' wellbeing, and as such has been carefully considered at Bankside with two extensive, landscaped terraces. The Yard at 394 sqm has been cleverly designed into zones. One zone allows for yoga and / or fitness practice, whereas the other zones include two bookable private dining areas - one equipped with an outdoor BBQ, enabling residents to relax and dine with family and friends. The Green at 138 sqm is an extension to The Works and features a range of seating allowing for co-working.

Internal Finishes

Nightfall black veneer vicama apartment entrance door and white satinwood internal doors
Black ironmongery
Satinwood finish to internal skirtings and architraves
White emulsion to walls and ceilings
Vertical dimout blinds throughout

Kitchens

Finished to the highest standard, the kitchen offers you the perfect space to grab a quick bite to eat as you head out the door, or relax and unwind as you perfect your Sunday roast. Comprising black splashback metro tiles, and bespoke units with LED under unit lighting, the contemporary kitchens also feature integrated Bosch appliances including: hob, oven, microwave, fridge-freezer and dishwasher. In addition, there is also the all important wine cooler.

Bathrooms

Fully tiled with feature navy metro tiles and black Hansgrohe ironmongery including rainhead shower, provide a contemporary finish to each bathroom. Each bathroom features a generously sized steel bath, wall-mounted wash basin and WC with concealed cistern and soft close seat, as well as bespoke storage with mirrored doors and shelving, to create a stylish yet functional space.

Living

At Bankside, Colliers Yard, each apartment has been thoughtfully designed to create a luxurious living space with a welcoming ambience. With herringbone laminate wood flooring to the kitchen, living area and hallways, and carpets fitted in the bedrooms, it is the perfect place for relaxing and unwinding, or hosting friends and family alike.

Safety & Security

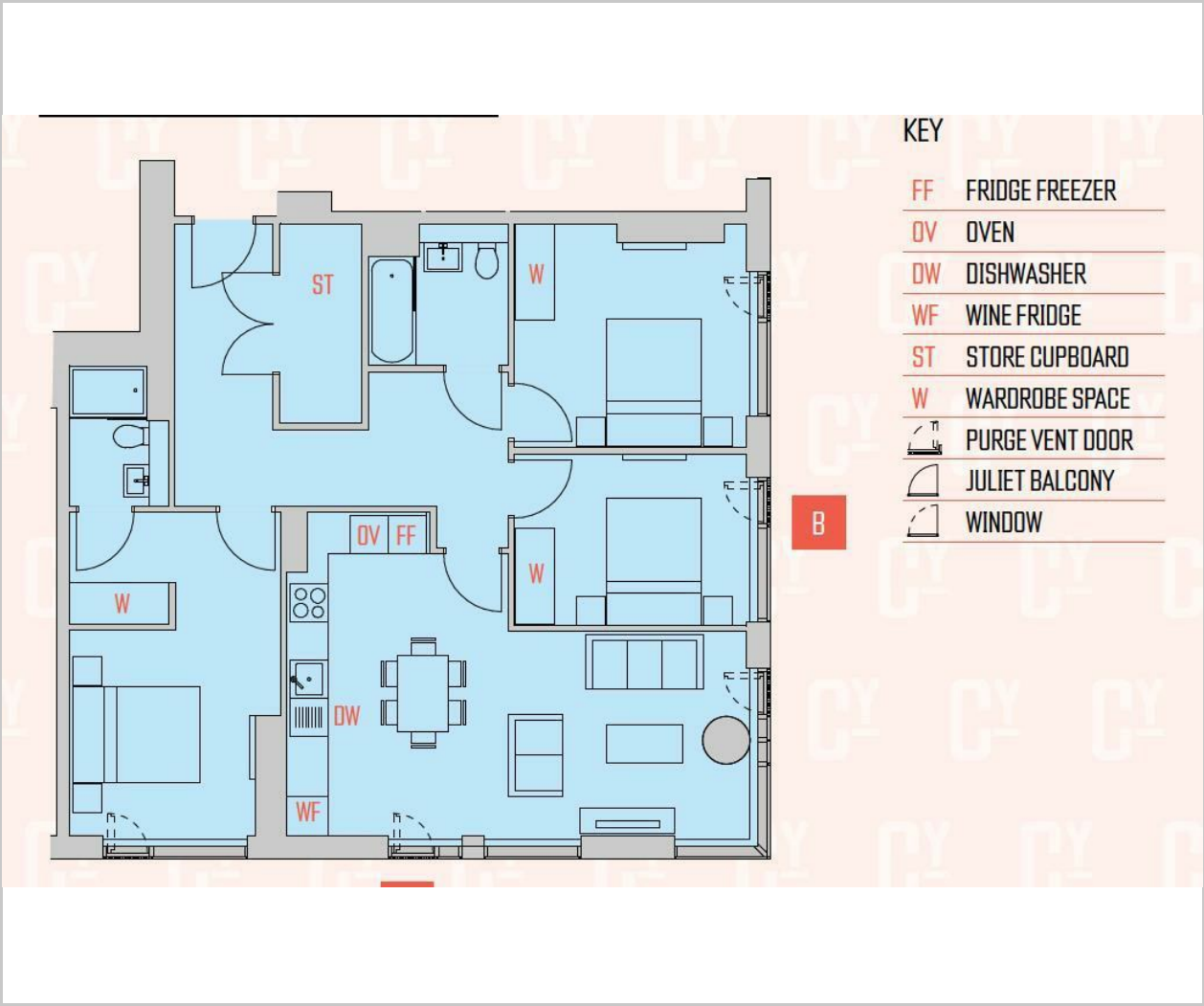
Secure residents' entrances with dedicated fob access to shared spaces and apartments
Automated door entry system with video and audio streaming
Dedicated concierge operating 24/7
Smoke and heat detectors to kitchens, entrance halls and common parts
Sprinkler system Front door light

10 year home warranty, developer 2 year warranty

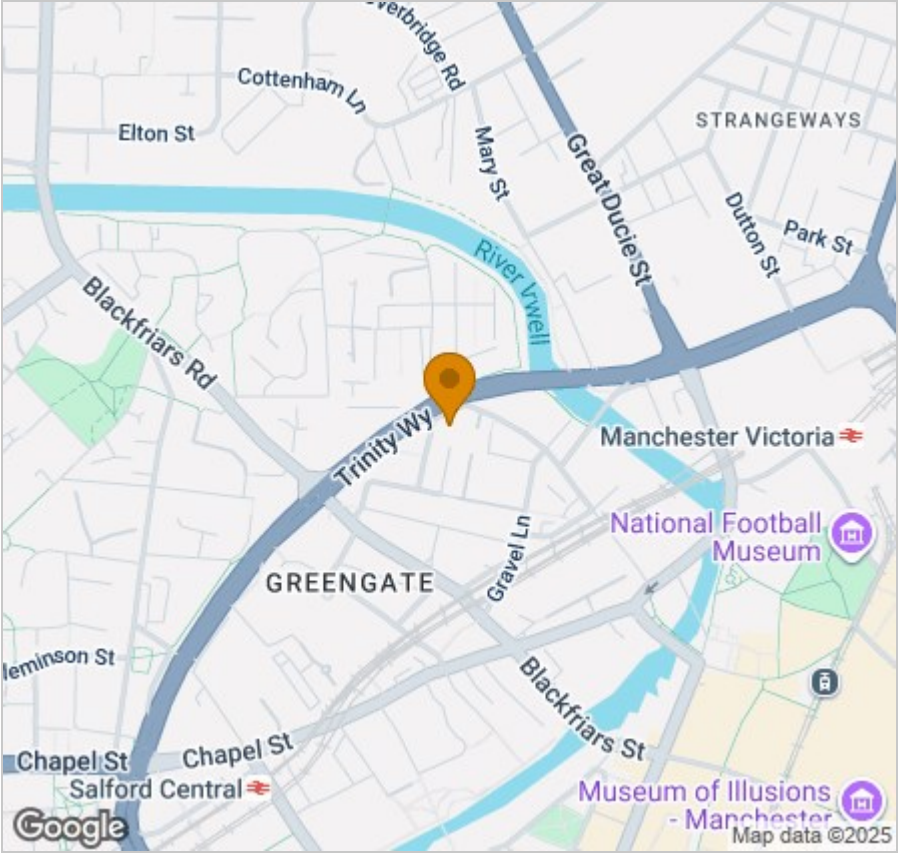
- Three Bedroom Apartment
- 14th Floor
- Completion Spring 2025
- New and vibrant neighbourhood
- High quality fixtures and fittings throughout
- Amazing communal spaces including a gym, roof terraces & co-working spaces
- 1115 sqft
- EPC Rating tbc



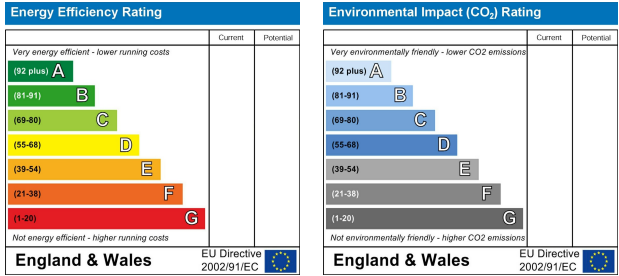
Floor Plan



Area Map



Energy Efficiency Graph



Viewing

Please contact our Reside Manchester Office on 0161 837 2840 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.