



Apt 803 W3, 51 Whitworth Street West, Manchester, M1 5ED

Jordan Fishwick are pleased to offer this spacious duplex apartment in W3. Located on Whitworth Street opposite the Palace Theatre and Oxford Road Train station. This light and airy apartment benefits from a large roof terrace and an allocated parking space. Entrance hall with storage space, W.C cloakroom, large living room with corner aspect, opening to contemporary fitted kitchen with integrated appliance's. there is a double bedroom with a built in wardrobe and family bathroom. On the upper floor, the master bedroom bedroom with en-suite facilities can be found and access to the large roof terrace. on sit concierge, large internal garden and BBQ area exclusively for use of residents are accessible from 1st floor. No Chain. EWS-1 available.

Price £440,000

Viewing arrangements

Viewing strictly by appointment through the agent

245 Deansgate, Manchester, M3 4EN 0161 833 9499 opt 3

The Building

The building is located in the heart of the City with shops, bars and theatres on its door step. 8th floor apartments also benefit from a direct lift.

Entrance Hallway

With one double wall socket, concealed ceiling spot lights and smoke detector with storage cupboard housing hot water system.

Lounge

14'6" x 16'9"

Floor to ceiling windows running the full width of the floor space. There are 6 double wall sockets, 2 phone points and TV aerial point. Two electric wall panel heaters and three wall lights. Open to

Kitchen

12'9" x 10'9"

Integrated fridge, freezer, oven / hob, range of wall and base units with complimentary kitchen worktop, tiled flooring and under cabinet lighting.

Bedroom Two

13'5" x 10'0"

Fitted carpets, built in wardrobe, floor to ceiling double glazed window, electrical power sockets, electric heater.

Bathroom

8'9" x 6'7"

Fully tiled bathroom suite. Low level W/C. Bath with mixer shower over. Heated towel rail. Shaver point. Spotlights.

Upper Level

Master Bedroom

17'8" x 16'5"

Spacious master bedroom with en suite and access to the large terrace balcony, built in wardrobes, spot lighting, electrical power sockets, T.V access point.

En-Suite

7'10" x 5'6"

Partially tiled shower suite. Low level W/C. Shower cubical with mixer shower. Heated towel rail. Shaver point. Spotlights.

Externally

On-Site concierge. This apartment benefits from a allocated parking space. Large Terrace Balcony.

Additional Information

Lease 150 years from 2002

Ground Rent £150pa

Service Charge £5,855.32

EPC Rating - C

Tax Band - G

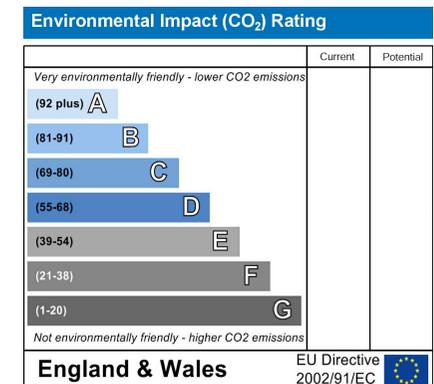
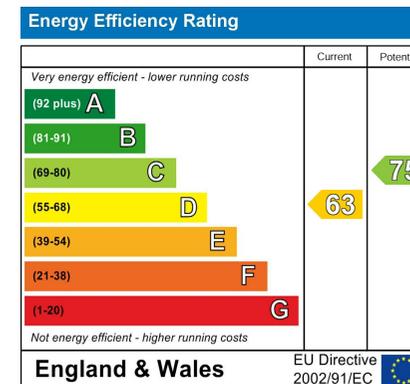
Managing Agent - Complete Property Solutions

Agents Notes

To be able to purchase a property in the United Kingdom all agents have a legal requirement to conduct Identity checks on all customers involved in the transaction to fulfil their obligations under Anti Money Laundering regulations. We outsource this check to a third party and a charge will apply. Ask the branch for further details.

Disclaimer

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