



# Arundel Street, Castlefield

£495,000 Leasehold

Three bed townhouse

## Description

A UNIQUE 3 BED TOWNHOUSE SET ACROSS 4 FLOORS WITH A PRIVATE ROOF GARDEN AND GARAGE IN THE ROOF GARDENS DEVELOPMENT IN CASTLEFIELD. The property benefits from three double bedrooms, one with en-suite, family bathroom, open plan living and dining room, fully fitted kitchen and ground floor WC.

To the ground floor is the first of the three double bedrooms, a downstairs W.C and storage/utility cupboard. To the first floor are the two remaining double bedrooms, one with an en-suite and main three piece bathroom suite. On the third floor is the modern kitchen, dining and open plan lounge area. The kitchen features high spec appliances such as dishwasher and a large family size fridge and freezer. The top floor is the private decked roof terrace with views over the internal courtyard, perfect for a sunny day in Manchester.

As the property is situated in the Castlefield area there are many local amenities such as Regent Retail Park which has such stores as Sainsburys, Boots and Costa and also JD Gyms. If you do not wish to walk the short distance to the centre of Manchester were you can find all sort of entertainment such as restaurants and bars you can walk for a few minutes to Cornbrook tram stop.



Council Tax Band: D

Tenure: Leasehold

**Tenure**

Leasehold



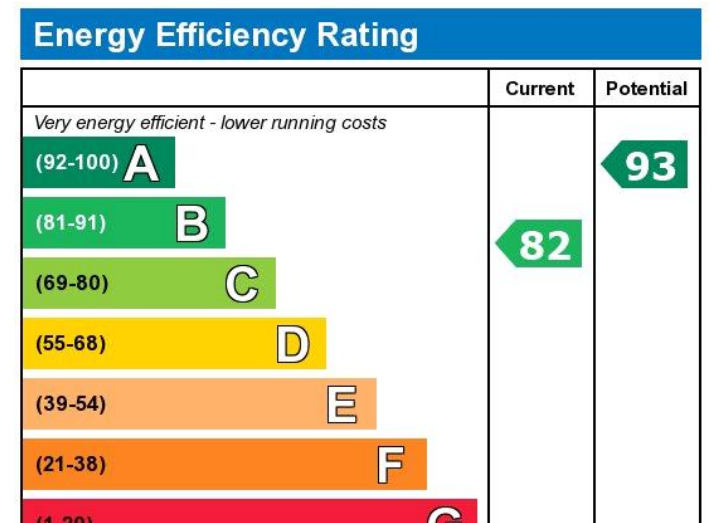
**Ground Floor**

**First Floor**

**Second Floor**

**Third Floor**

SALES + LETTINGS + INVESTMENTS



Viewing by appointment only  
 NPP Residential - Head Office  
 14 St Mary's Parsonage, Manchester M3 2DF  
 Tel: 0161 639 0050 Email: [info@nppresidential.co.uk](mailto:info@nppresidential.co.uk) Website: <https://nppresidential.co.uk/>