



Sky Gardens, Spinners Way

£180,000 Leasehold

2 bed 2 bath apartment

Description

This stylish 2-bed, 2-bath duplex apartment offers open-plan living, with a fully integrated kitchen, double-height windows, and a mezzanine floor overlooking the living area. Located in the popular Sky Gardens development in Castlefield.

The property benefits from high-quality, individually designed kitchens that come complete with Neff appliances fitted as standard including; an induction hob, single oven, dishwasher and fridge/freezer with solid quartz surfaces. Tiling is standard to the kitchen floors. The bathrooms feature Villeroy & Boch sanitaryware, Kaldewei bath and Hansgrohe brassware with porcelain tiling.

Only a ten minute walk to Deansgate this property is the perfect city centre location. With excellent access to Chester Road and Cornbrook tram stop only a five minute walk away.

Council Tax Band: D (Manchester City Council)

Tenure: Leasehold (141 years)

Ground Rent: £300 per year

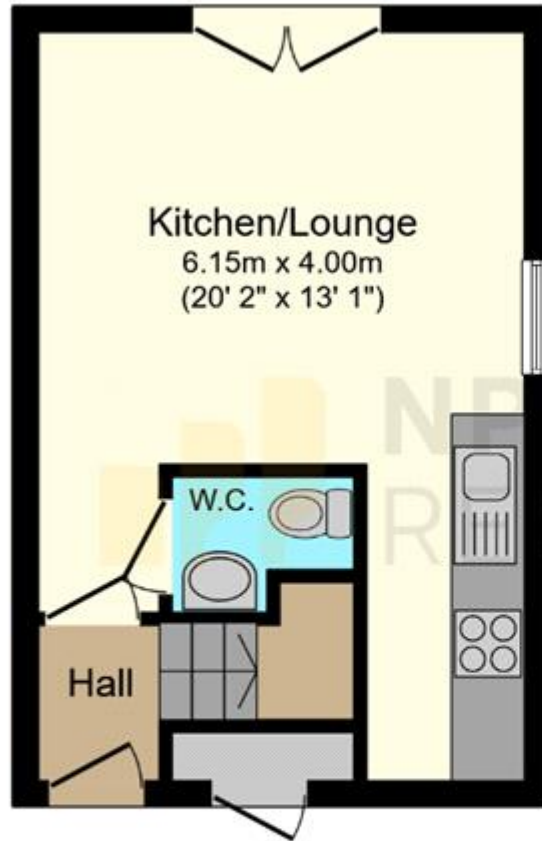
Service Charge: £3,071.56 per year

Service charge includes the buildings insurance.

Tenure

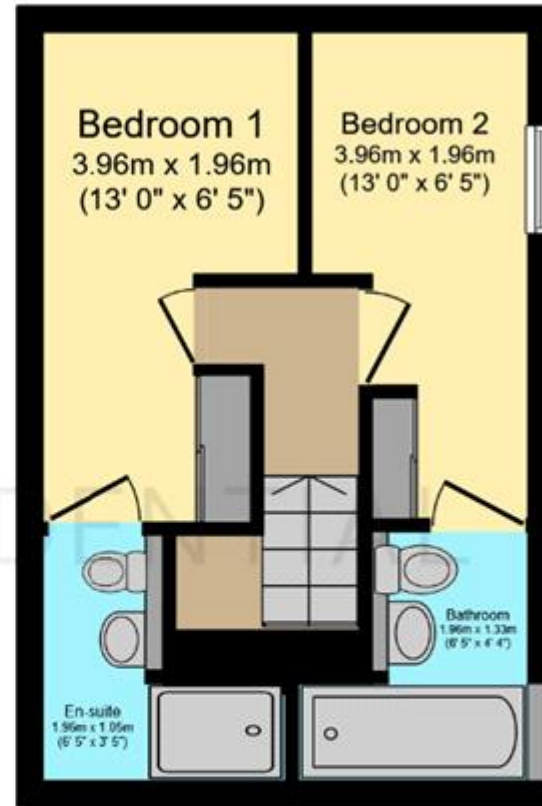
Leasehold





Ground Floor

Floor area 24.6 m² (265 sq.ft.)



First Floor

Floor area 24.5 m² (264 sq.ft.)

TOTAL: 49.1 m² (528 sq.ft.)

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientations are approximate. No details are guaranteed, they cannot be relied upon for any purpose and do not form any part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.Propertybox.io



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92-100) A		
(81-91) B	85	85
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		

Viewing by appointment only
 NPP Residential - Head Office
 22 Lloyd Street, Manchester M2 5WA
 Tel: 0161 639 0050 Email: info@nppresidential.co.uk Website: <https://nppresidential.co.uk/>