



RESIDE  
MANCHESTER



36 New Little Mill 60 Radium Street  
Ancoats, Manchester, M4 6GH

**Asking Price £385,000**





# 36 New Little Mill 60 Radium

Ancoats, Manchester, M4 6GH

Characterful Mill Conversion in the Heart of Ancoats

Welcome to New Little Mill, a beautifully restored Grade II listed development located in the ever-popular Ancoats district—one of Manchester’s most vibrant and desirable neighbourhoods. This spacious two-bedroom, two-bathroom apartment is positioned on the third floor and showcases a wealth of original features, including extensive exposed brickwork that adds warmth and character throughout.

The property comprises a generous open-plan living and kitchen area, two well-proportioned double bedrooms, and two stylish bathrooms. The apartment also comes with one allocated parking space, a rare and valuable benefit in this location.

Further benefits include an on-site concierge service and access to a peaceful internal courtyard, providing a quiet escape from the energy of urban life.

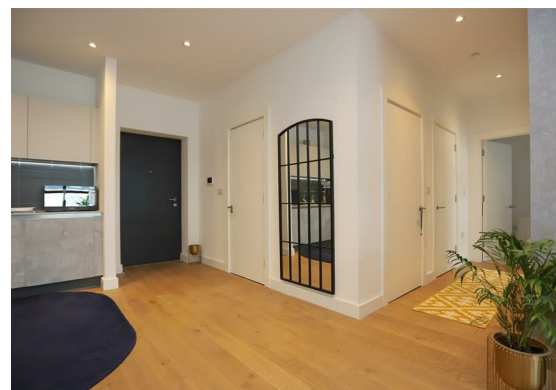
To arrange a viewing, please contact the sales team on 0161 837 2840.

## New Little Mill

Located on the corner of Bengal Street and Jersey Street in Ancoats, Little Mill was constructed by the Murray Brothers following the completion of Murrays Mills, in around 1822, and originally linked to New Mill by an underground tunnel. Little Mill was the first recording of a cotton mill run by mains electric. Having been destroyed by fire around 1908, the mill was rebuilt and renamed “New Little Mill”.







### The Tour

36 New Little Mill is located on the third floor. You have 3 separate fob access gates before entering the communal area, with on site concierge during the day.

Entering via a steel front door with satin stainless steel ironmongery you are greeted by a spacious open plan living/kitchen area featuring 18mm engineered oak flooring in native oak throughout and exposed brickwork with two large windows in the lounge. Fully fitted Mackintosh kitchen incorporating Bellato grey base units with light grey wall units and Bellato grey 20mm laminate countertop. Grey splashback tiles, Hansgrohe swivel taps and under wall unit lighting. Integrated appliances including Neff stainless steel electric oven, with a black glass hob, CDA fridge, freezer and CDA dishwasher.

The bedrooms are fully carpeted, offering large windows and features exposed brickwork, LED downlights with the primary bedroom offering built in wardrobes and TV and satellite points.

The bathrooms are fitted with a three piece bathroom suite in white with a shower over the bath in the family bathroom and a walk in shower in the en-suite, duravit toilet and sink with solid oak countertop with a large glass mirror and porcelain tiled flooring.

### The Area

New Little Mill is located in the heart on Ancoats, surrounded by many independent businesses including Pollen, Rudys & Mana. Across the road from New Little Mill is the Rochdale Canal and the ever popular Ancoats Marina perfect for a short walk or lunch spot on a summers day. Ancoats is also extremely close to the Northern Quarter & Piccadilly Train Station all within a 10-15 minute walk away.

### Lease Information

Length of Lease - 250 years from September 2020

Service Charge - £2217 per annum

Ground Rent - £250 per annum

6 year premier guarantee warranty

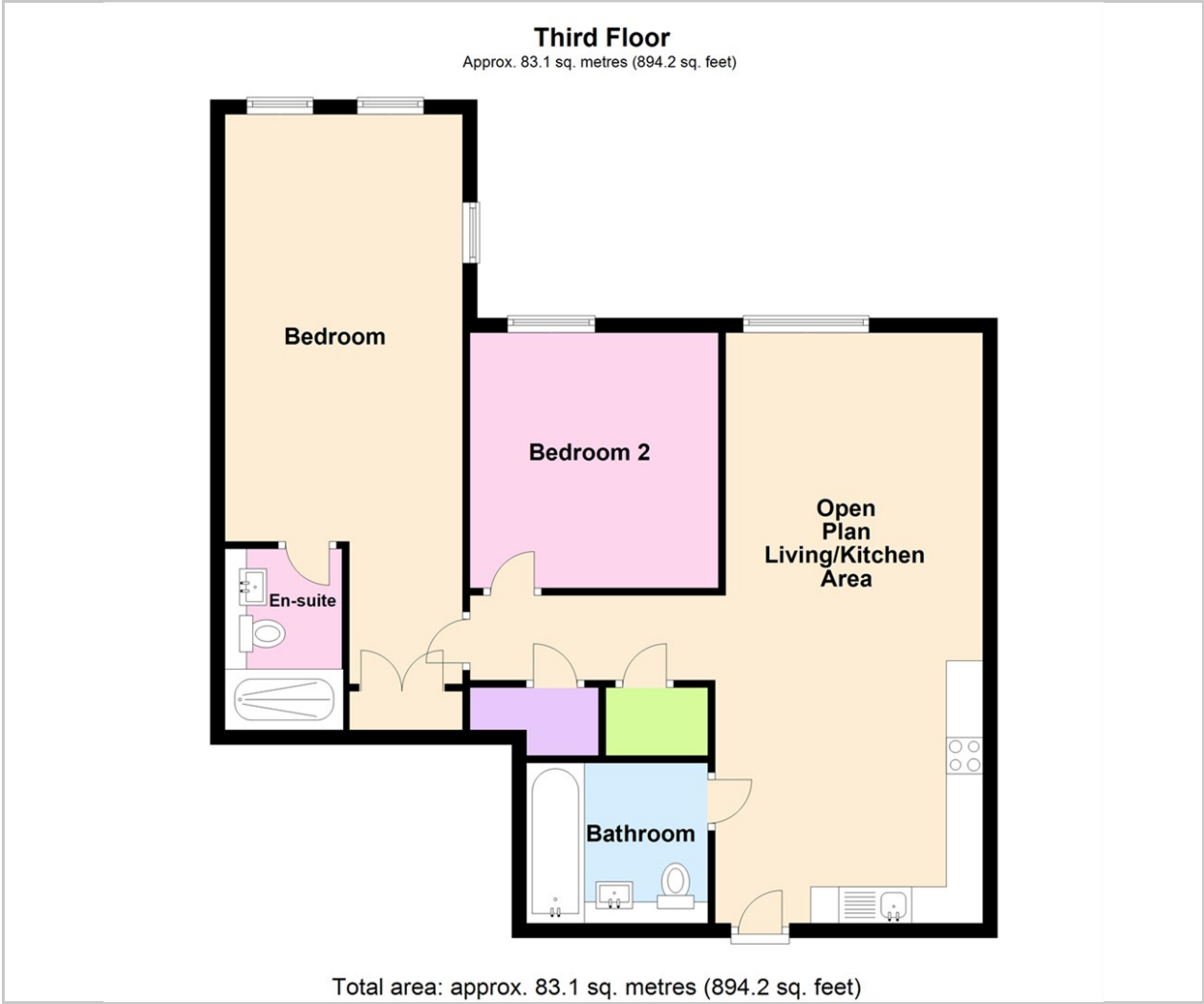
Management Company: Zenith

- Grade II Listed Building
- Original Features
- Two Double Bedrooms
- Two Bathrooms
- Car Parking Space Included
- EPC Rating C
- On-Site Concierge Service
- Bike Storage
- Heart Of Ancoats
- First Ever Electric Powered Mill In The Country





Floor Plan

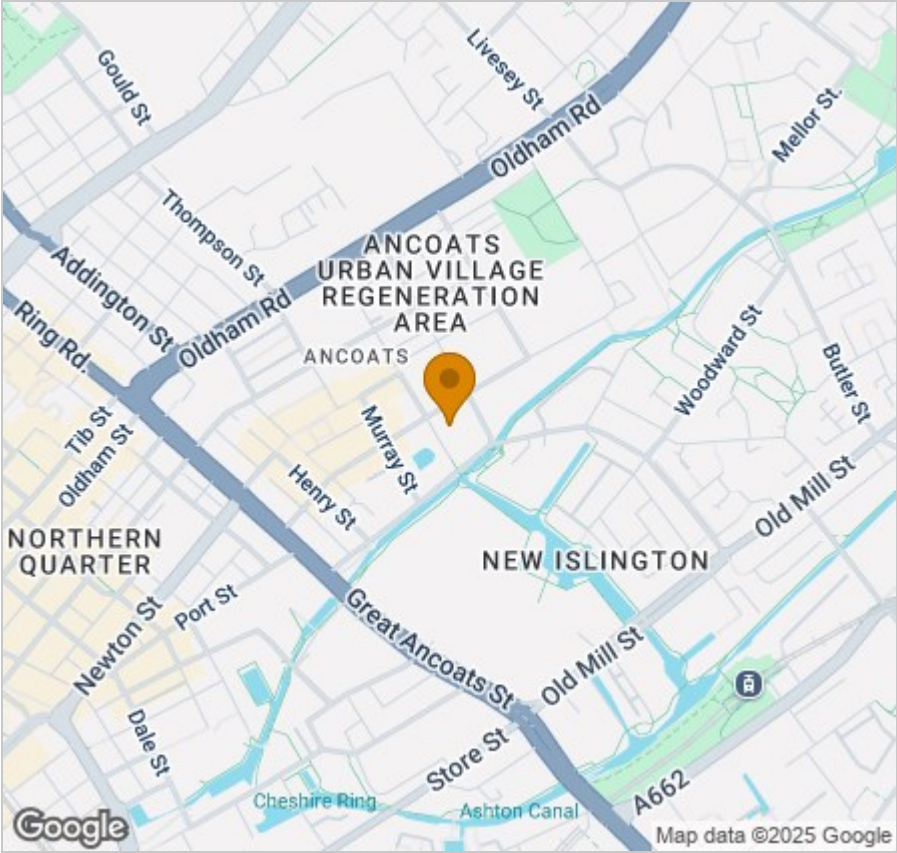


Viewing

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.

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Area Map



Energy Efficiency Graph

