

6 Leftbank | Spinningfields | Manchester | M3 3AE

Asking Price £320,000



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TWO BED, TWO BATH APARTMENT WITH BALCONY & PARKING. Nestled in the vibrant Spinningfields area, this exquisite apartment at Leftbank offers a perfect blend of modern living and urban convenience. Spanning an impressive 775 square feet, the property features two well-appointed bedrooms and two stylish bathrooms, making it an ideal choice for professionals or small families seeking a comfortable and contemporary home.

Upon entering, you are greeted by a spacious entrance hall & reception room that flows seamlessly into a wrap-around balcony, providing a delightful outdoor space to relax and enjoy the picturesque riverside views. The balcony is perfect for entertaining guests or simply unwinding after a long day.

• 775 SQ FT

BALCONY

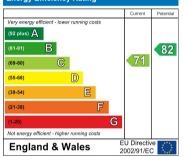
The apartment is part of a prestigious riverside development, which boasts a 24-hour

- TWO DOUBLE BEDROOMS
- 3RD FLOOR
- 24 HOUR CONCIERGE
- BATHROOM & EN SUITE
- PRESTIGIOUS DEVELOPMENT
- SECURE UNDERGROUND PARKING
 CURRENTLY LET FOR £1,450PCM UNTIL 9TH AUGUST 2025, ACHIEVING A
- RENTAL YIELD OF 5.4%
 SPINNINGFIELDS LOCATION





Energy Efficiency Rating



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