



4 Harrison Street | | Manchester | M4 7BF

Asking Price £260,000



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Nestled in the vibrant heart of Manchester, the Loom Building presents an exceptional opportunity for both investors and those seeking a stylish urban residence. This contemporary apartment, situated on the third floor, boasts a generous 818 square feet of living space, thoughtfully designed to maximise comfort and functionality.

The property features a welcoming reception room that flows seamlessly into a modern kitchen, perfect for entertaining or enjoying quiet evenings at home. With two well-proportioned bedrooms, this apartment is ideal for professionals or small families. The two bathrooms provide convenience and privacy, ensuring that morning routines run smoothly.

One of the standout features of this apartment is the delightful balcony, offering a private

- TWO BEDROOM APARTMENT
- BATHROOM & EN SUITE
- 3RD FLOOR
- PARKING
- BALCONY
- 818 SQ FT
- SPACIOUS OPEN PLAN LIVING & DINING ROOM
- INTERCOM
- MODERN DEVELOPMENT
- NEW ISLINGTON / ANCOATS LOCATION



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B	81	81
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	

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