

1606, Novella Stanley Street, Salford, M3 5FY
Best Offers Over £385,000
Council Tax Band: New Build

ORLANDO REID
— MANCHESTER —



This 16th-floor apartment at Novella offers contemporary living with high-end design and premium amenities. This spacious 797 sq. ft., two-bedroom, two-bathroom apartment is situated on the 16th floor, boasting stunning views across Manchester.

The open-plan living and kitchen area is designed for modern comfort, featuring integrated AEG/Zanussi appliances, sleek quartz worktops, and a Juliet balcony that enhances the sense of space. The master bedroom includes a double-fitted wardrobe, plush grey carpets, and a stylish en-suite bathroom. Both bathrooms are fitted with premium Hansgrohe fixtures, including a double rainfall shower over the bath. Throughout the apartment, Decor 350 blackout roller blinds provide privacy and a refined finish.



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Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(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	