



2 Bed  
Apartment  
located  
in Ancoats

Offers in excess of  
£245,000



**MaddoxNoel**  
ESTATE & LETTINGS AGENTS

## DIRECTIONS

Situated in the heart of Ancoats (M4 7BJ), one of Manchester's most sought-after districts, this apartment offers exceptional transport links. The New Islington Metrolink tram stop is just a short 5-minute walk away, providing quick access across the city. Manchester Piccadilly train station is approximately 10 minutes on foot (0.8 km), while Manchester Victoria is just over 1 km away.

## CONTACT

Colony One  
Suite 1.24 1 Silk Street  
Ancoats  
Manchester

E: [hello@maddoxnoel.com](mailto:hello@maddoxnoel.com)  
T: 0161 543 3406  
[www.maddoxnoel.com](http://www.maddoxnoel.com)

