



**URBAN ESTATES**  
SALES - LETTINGS - MANAGEMENT



51 Whitworth Street West  
, Manchester, M1 5ED

**Offers invited £349,900**





## 51 Whitworth Street West

, Manchester, M1 5ED

Modern 2-Bedroom Apartment with Balcony – W3,  
Manchester City Centre

A stylish seventh-floor, two-bedroom, two-bathroom apartment with a private balcony in the popular W3 development on Whitworth Street. Perfectly located next to Oxford Road Station, this home offers modern city-centre living ideal for first-time buyers, professionals, or investors.

The property includes a bright open-plan living area with floor-to-ceiling windows, a fully fitted kitchen with integrated appliances, two double bedrooms (master with en-suite), and a contemporary family bathroom.

### Key Features

Modern 7th-floor apartment in W3

Two double bedrooms

Two bathrooms (master en-suite)

Light-filled open-plan living area

Private balcony with city views

Fully fitted kitchen with integrated appliances

24-hour concierge

Secure entry system

Landscaped communal gardens & BBQ area

Prime location next to Oxford Road Station

Ideal for owner-occupiers or investors

### Key Information

Lease: 125 years from Jan 2002

Service Charge: £5,985 p.a.

Ground Rent: £150 p.a.

Council Tax: Band F

EPC Rating: C

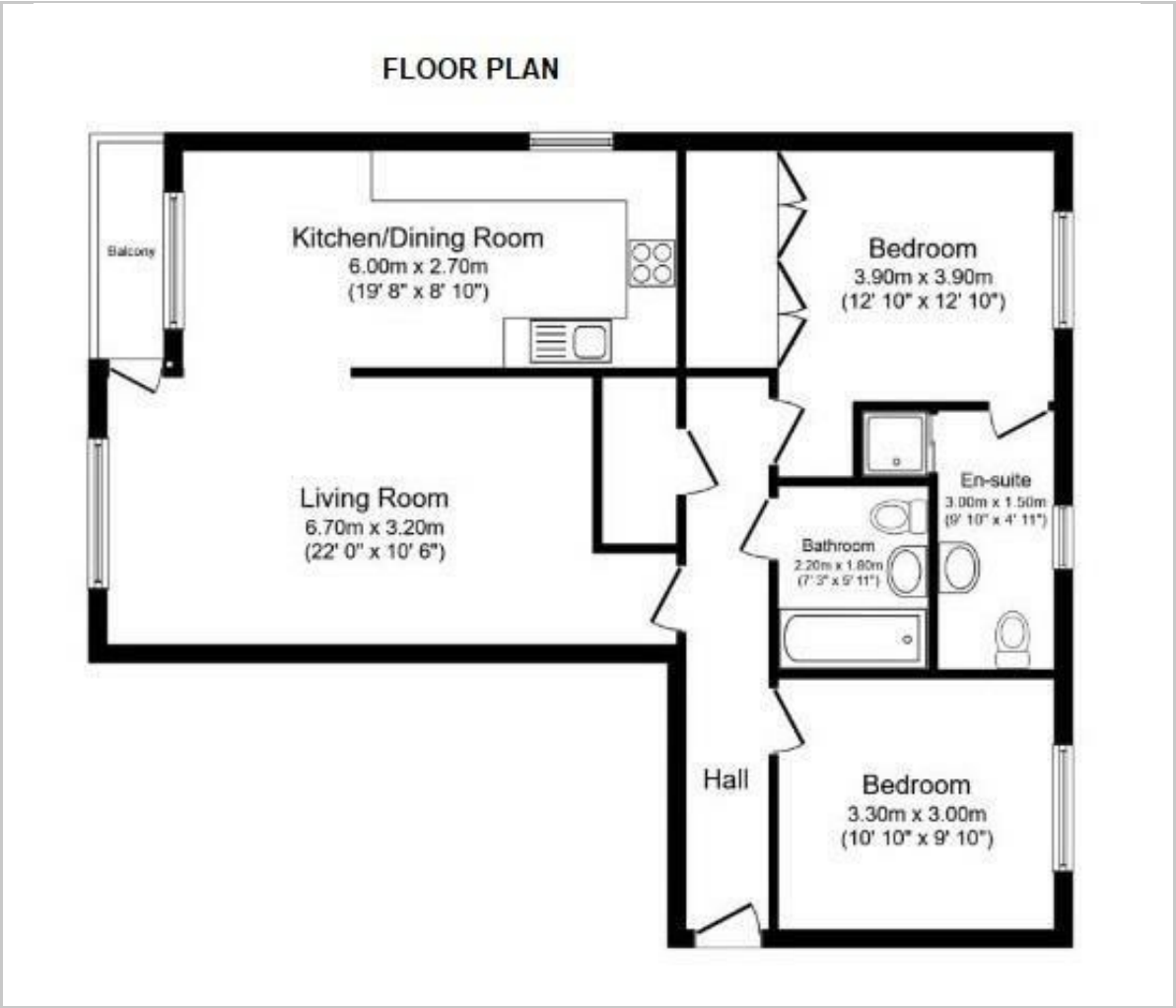








Floor Plan



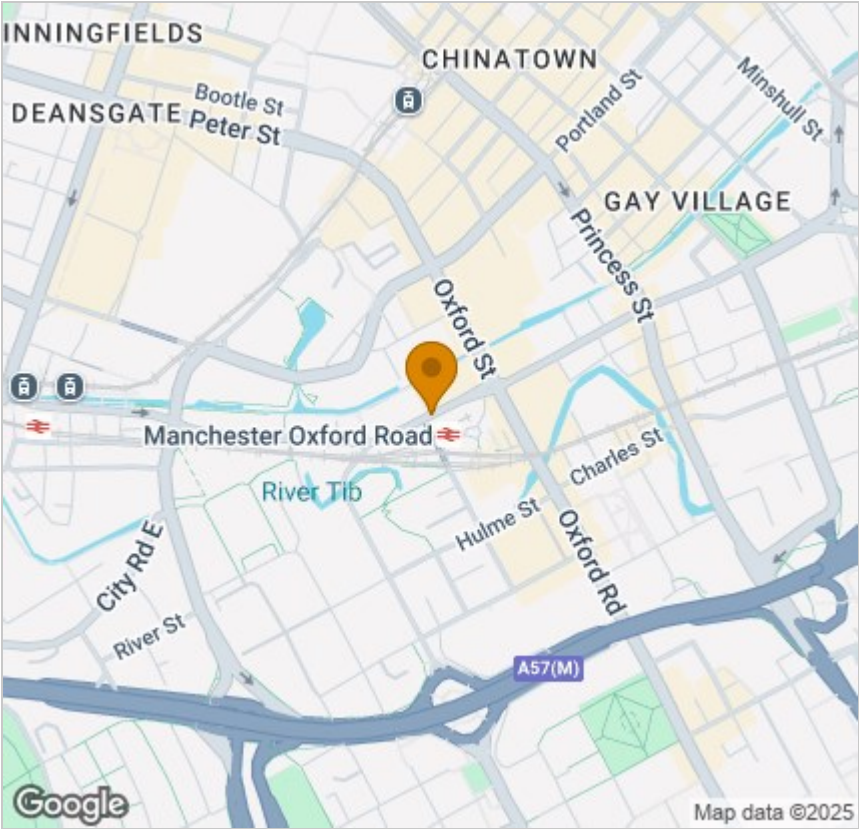
Viewing

Please contact our Urban Estates Office on 0333 433 0348 if you wish to arrange a viewing appointment for this property or require further information.

These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firms employment has the authority to make or give any representation or warranty in respect of the property.

125 Deansgate, Lancs, M3 2BY  
Tel: 0333 433 0348 Email: [talat.ali@urbanestatesuk.co.uk](mailto:talat.ali@urbanestatesuk.co.uk) <https://www.urbanestatesuk.co.uk/>

Area Map



Energy Efficiency Graph

