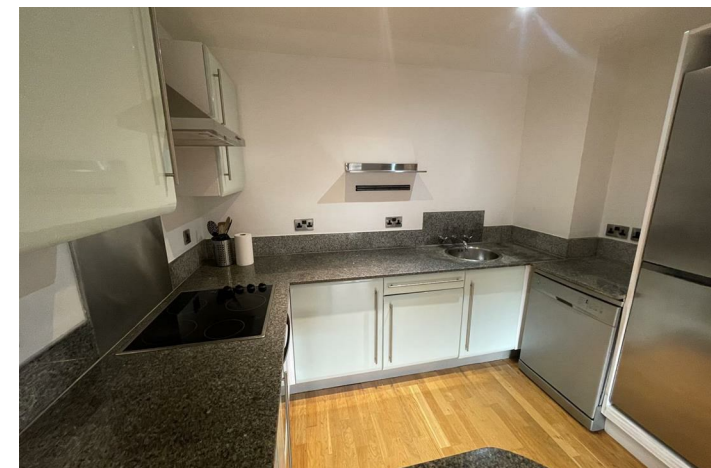




45D ALBION WORKS 12 POLLARD STREET MANCHESTER, M4 7AQ

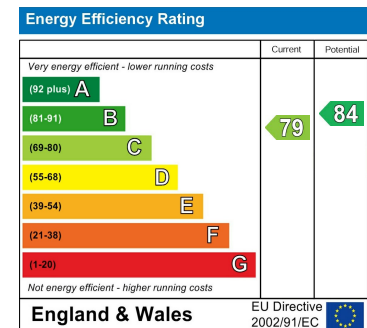
£189,950
LEASEHOLD

Fantastic Investment Opportunity or Ideal Home in the sought-after Albion Works development. This luxurious second-floor apartment, located in vibrant New Islington near Manchester's Northern Quarter, offers superb connectivity—just steps from the New Islington tram stop and within walking distance of Piccadilly and Victoria train stations.

The property, with tenants in situ on a rolling tenancy agreement, ensures immediate rental income and is equally suited as a stylish home. It features a spacious open-plan lounge with balcony, fully fitted kitchen, two double bedrooms (master with en-suite wet room), and a sleek main bathroom suite.

Don't miss this excellent opportunity to invest or live in a thriving urban location.

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Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements

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