



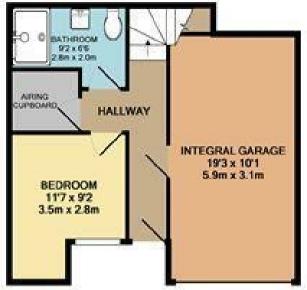


37 ADVENT WAY MANCHESTER, M4 7LQ

£1,595 PCM

Positioned within Manchester's most vibrant and up and coming area, Eastbank forms a gateway to one of the UK's most successful regeneration areas. The development is conveniently located just off Ancoats close to New Islington Metrolink and within a 10 minute walk to Piccadilly Station and the bohemian Northern Quarter. This mid mews house has a contemporary finish and briefly comprises: open plan lounge/dining room, fully integrated kitchen, two double bedrooms, two bathrooms and a balcony off the lounge. The property has TWO parking spaces as well as an internal garage. Fully Furnished. Available 27th of May 2025.

buckleyfrayne



GROUND FLOOR

APPROX FLOOR

AREA 444 SQ FT

(41.250.M.)

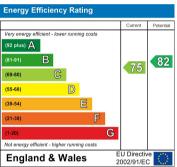


Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, infodors, rooms and any other items are approximate and no responsibility is blain for any error, omission, or massatisferent. This plan is for discitative purposes only and should be used as supply by my prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to trace opinishing or efficiency can be given.

Made with Mercoan 100/113

TOTAL APPROX. FLOOR AREA 887 SQ FT. (82.4 SQ M.)





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

1ST FLOOR

APPROX FLOOR:

AREA 443 SQLFT.

(41.2 SO M.)

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