



McConnell Building, Jersey Street, Manchester  
Offers In Excess Of £300,000

**Ascend**  
Built on higher standards



## McConnell Building, Jersey Street, Manchester

Welcome to this charming and well-maintained property located in the heart of Manchester, in the vibrant district of the city. Situated on Jersey Street, this residence combines modern comforts with classic Manchester character, making it an ideal home for first-time buyers, investors, or anyone looking to settle in one of the most sought-after areas of the city.

This two bedroom, two bathroom apartment in a prime location and benefits from a balcony. The property also contains built in wardrobes to the bedroom, further storage to the hallway, a stainless steel kitchen.

The delights of the city centre are just a stone's throw away from your apartment, so you'll have access to an endless variety of shops, bars and restaurants. Practically on your doorstep you'll find the Cutting Room Square and its array of gorgeous eateries and bars. Shudehill and Market Street Metrolink tram stops are just a short walk away - so you're perfectly placed for entertainment, amenities and travelling around the city.

Currently Tenanted - Contracted until June 2025

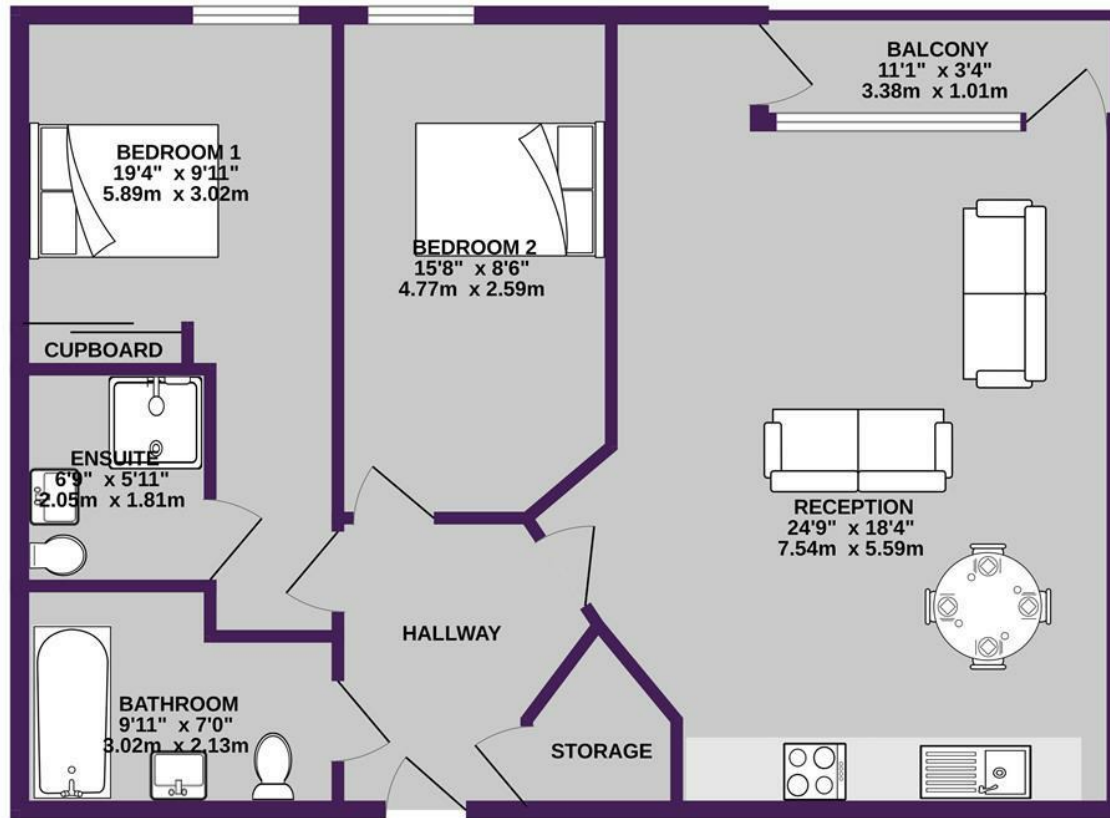
Service & Estate Charges: £4110.36

Ground Rent: £175pa



Please note that we have not tested any apparatus, equipment, fixtures, fittings or services, and so cannot verify they are in working order or fit for their purpose. Furthermore solicitors should confirm moveable items described in the sales particulars are, in fact, included in the sale since circumstances do change during marketing or negotiations. A final inspection prior to exchange of contracts is also recommended. Although we try to ensure accuracy, measurements used in this brochure may be approximate. Therefore if intending purchasers need accurate measurements to order carpeting or to ensure existing furniture will fit, they should take such measurements themselves.

# GROUND FLOOR 806 sq.ft. (74.9 sq.m.) approx.



2 BED

TOTAL FLOOR AREA: 806 sq.ft. (74.9 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.  
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