



Apartment NS310 Royal Mills, Cotton Street, Manchester, £240,000



This charming one bedroom apartment in the renowned Royal Mills estate offers many characteristics of a mill conversion including cast iron pillars, vaulted ceilings and sash windows. The inviting property is located on the third floor of the New Sedgwick development which is a remarkable former cotton mill steeped in history with exposed brickwork running through the communal areas and an impressive glass atrium. It also benefits from a 24 hour concierge service and coffee shop. Standing proudly alongside the Rochdale canal, Royal Mills forms part of the highest concentration of listed buildings in Manchester and the area has evolved beyond recognition over recent years becoming one of the city's favourite neighbourhoods with scores of award winning restaurants and bars. Presented to a high standard, the beautifully presented accommodation briefly comprises; entrance hall, open plan living room with dining area, fitted kitchen with integrated appliances, spacious double bedroom with built in wardrobe, a three piece bathroom suite with access from the hallway and bedroom and a large utility/storage room. Approx. 682 Sq. Ft. EPC Rating (C)



- Stunning One Bedroom Mill Conversion
- Impressive Grade II Listed Development
- Popular Ancoats Location
- Large Storage/Utility Room
- Close to Restaurants, Bars and Shops
- On Site Concierge Service & Coffee Shop
- Exposed Brickwork, Vaulted Ceilings & Cast Iron Pillars
- Short Walk from Northern Quarter, New Islington Tram Stop & Cutting Room Square
- EPC Rating C
- Third Floor Position