



Crusader Mill, Chapeltown Street, Manchester
Offers In Excess Of £325,000

Ascend
Built on higher standards

Crusader Mill, Chapeltown Street, Manchester

Open For Residential & Buy To Let Investment

Ready to loft your expectations? This stunning two-bedroom apartment is set within a beautifully restored 200-year-old mill, where heritage meets high style, and character comes built-in (no extra charge ??). Brought back to life by Capital & Centric, The Crusader blends industrial charm with bold, maximalist interiors that really beam with personality.

Location-wise, you're in the heart of the ever-buzzing Piccadilly East, just a short stroll from the independent bars, coffee spots, and foodie favourites of Ancoats and the Northern Quarter. Plus, Manchester Piccadilly Station is only five minutes away, so you'll never miss your train of thought... or your actual train.

Inside, this two-bed, two-bath apartment serves up style and substance. The open-plan living space is perfect for entertaining, complete with a sleek worktops and a custom media centre that's ready for your next boxset binge. The main bathroom even features a handy airing cupboard, because warm towels are always a hot commodity.

And it doesn't stop there, the mill's private garden is a real social hub, with WiFi, gas BBQs, and fire pits ready for those laid-back evenings. The Crusader isn't just a place to live, it's a community where neighbours become friends, and yes, your four-legged companions are more than welcome too.

Entrance Hallway

With a front aspect door providing access from the communal courtyard and walkway. Built in storage cupboard housing the hot water tank and plumbing for an automatic washing machine. Wall mounted electric heater, doors to bedrooms and bathrooms, engineered wood flooring. Opening through to;

Open Plan Living Room, Kitchen & Diner

25'9" x 12'7" (7.86 x 3.85)

From the entrance hall you're instantly greeted with an abundance of charm. Large double glazed windows flood the room with natural light, whilst the exposed brick work, high ceilings and exposed beams make this fantastic space come alive.

In addition to the seating/living area, there is also ample space for a large dining table, perfect for entertaining!

The fitted Kitchen is complete with a range of contemporary wall mounted and base level units, perfectly complimented with quartz work top surfaces over incorporating a stainless steel sink with mixer tap. There is a range of integrated appliances, including a fridge, separate freezer and a 'Bosch' dishwasher. The practical central island provides additional cupboard space and a breakfast bar area.

Wall mounted electric heaters, feature built in storage cupboard and shelving, continuation of the engineered wood flooring.

Bedroom One

11'3" x 10'6" (3.44 x 3.22)

Primary double bedroom with exposed brickwork, large double glazed window and a wall mounted electric heater. Continuation

of the engineered wood flooring.

This bedroom has the added benefit of bespoke fitted wardrobes with hanging rails and storage shelving.

En Suite Shower Room

Furnished with a modern and contemporary three piece suite comprising; Fully tiled walk in shower enclosure with a rain head shower over, vanity wash hand basin and a low level WC. Tiled floor, chrome heated towel rail, exposed brickwork and double glazed windows with internal bespoke shutters providing ample privacy.

Feature lighting, extractor fan, wall mounted heated/de-misting mirror and built in storage cupboard space.

Bedroom Two

12'0" x 11'1" (3.67 x 3.39)

A generously sized double bedroom with exposed brickwork, high ceilings and a feature double glazed window. Wall mounted electric heater, continuation of the engineered wood flooring. Door to the en suite shower room.

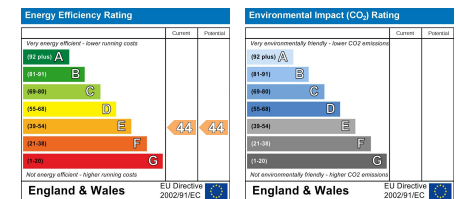
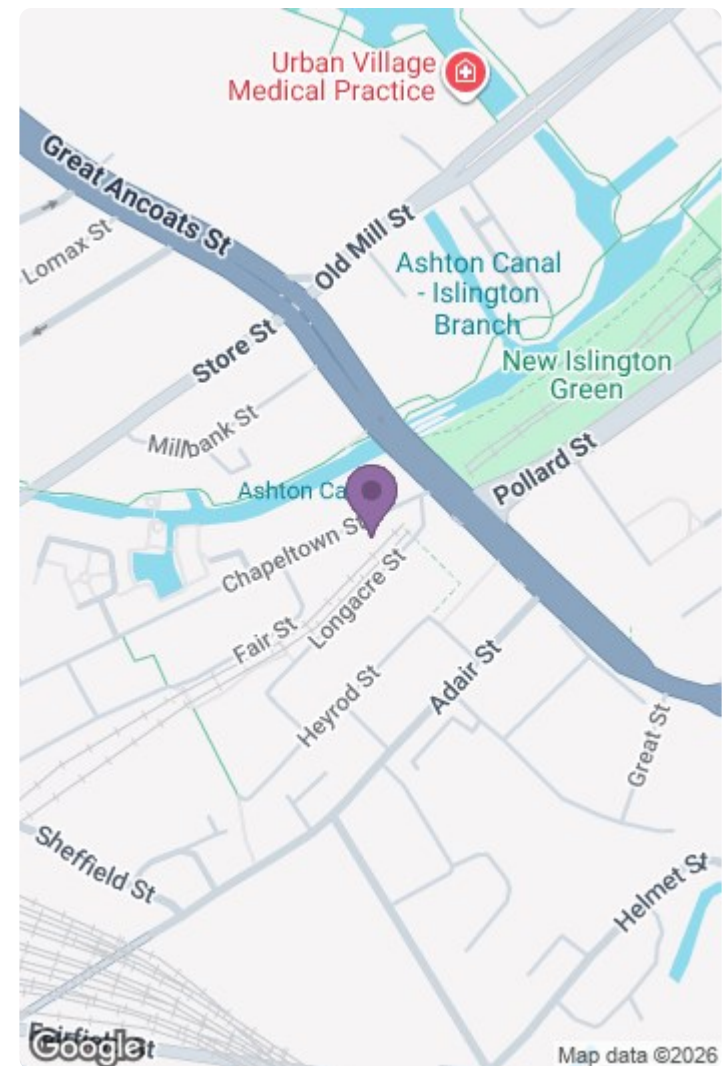
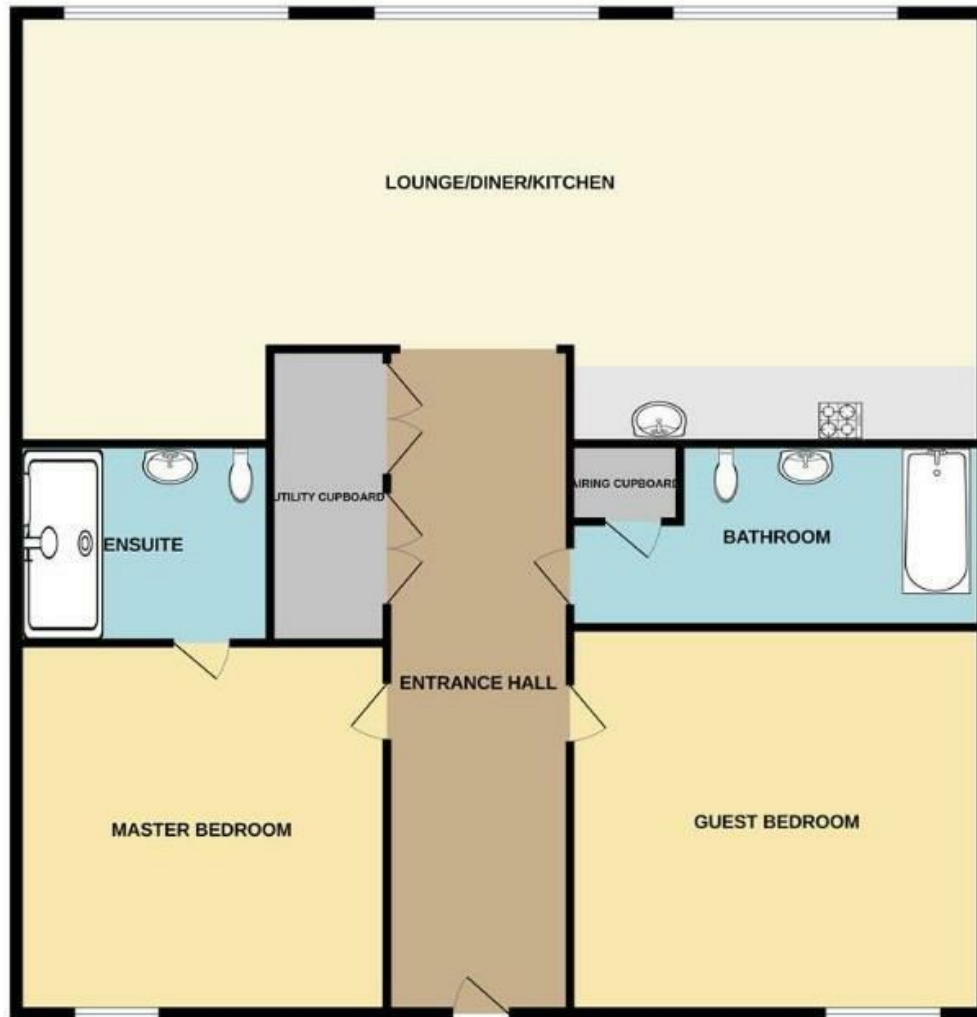
Main Bathroom

Furnished with a modern and contemporary bathroom suite comprising: Panelled bath with shower screen and rain head shower over, vanity wash hand basin and a low level WC. Part tiled walls, tiled flooring, feature lighting, chrome heated towel rail, wall mounted heated/de-misting mirror and built in storage cupboard space.



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



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