



RESIDE
—
MANCHESTER



Flat 114 One Vesta Street
New Islington, Manchester, M4 6LU

Asking Price £240,000



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This spacious one-bedroom apartment is located on the fifth floor of Manchester Life's One Vesta Street development.

This canal facing apartment offers one double bedroom, one bathroom and a light-filled open-plan kitchen and living space.

Positioned alongside the Ashton Canal, residents enjoy access to a 24-hour concierge, communal terrace, residents' club room, and secure cycle storage.

Situated in the vibrant neighbourhoods of New Islington and Ancoats, One Vesta Street is surrounded by an excellent choice of independent bakeries, cafés, and restaurants. New Islington tram stop is only a short walk away, providing convenient connections to Manchester City Centre and the wider Greater Manchester area.

To arrange a viewing, please contact the sales team on 0161 837 2840.

The Tour

One Vesta Street is an exclusive waterfront development comprising 169 apartments and three townhouses, set within a secure gated community alongside the Ashton Canal and New Islington Marina. Designed by internationally acclaimed architect Rafael Viñoly, the scheme benefits from a 24-hour concierge, residents' club room, and beautifully landscaped outdoor spaces, all positioned in one of Manchester City Centre's most desirable locations.

Living/Kitchen Area:

A bright and spacious open-plan living and kitchen area finished with 18mm oak engineered wood flooring and a contemporary Omega kitchen. Integrated appliances include a Neff oven and hob, plus a CDA fridge and freezer. The room also features wall-mounted electric heaters, LED downlights, and a large picture window that allows for plenty of natural light looking onto Ashton Canal. Two generous storage cupboards are provided, one of which houses the washer/dryer.

Bedroom:

A well-sized double bedroom, fully carpeted and complete with a walk-through wardrobe leading to a private en-suite. Additional highlights include LED downlights and TV and satellite connections.

Bathroom:

The sleek, fully tiled bathroom is fitted with a modern three-piece suite incorporating Villeroy & Boch sanitaryware. It also offers a thermostatic shower, a large mirror with vanity shelf, a heated chrome towel rail, and LED downlighting.





The Area

New Islington is one of Manchester's most dynamic and sought-after neighbourhoods, shaped by over 20 years of regeneration that has transformed it into one of the UK's Best Places to Live, as recognised by The Sunday Times. The area offers an abundance of green, open spaces, allowing residents to enjoy the outdoors while remaining just a short walk from the city centre. A vibrant selection of bars and restaurants sit right on your doorstep, including Cask, Pollen Bakery and Flawd Wine Bar, with the popular Cutting Room Square also only a short stroll away.

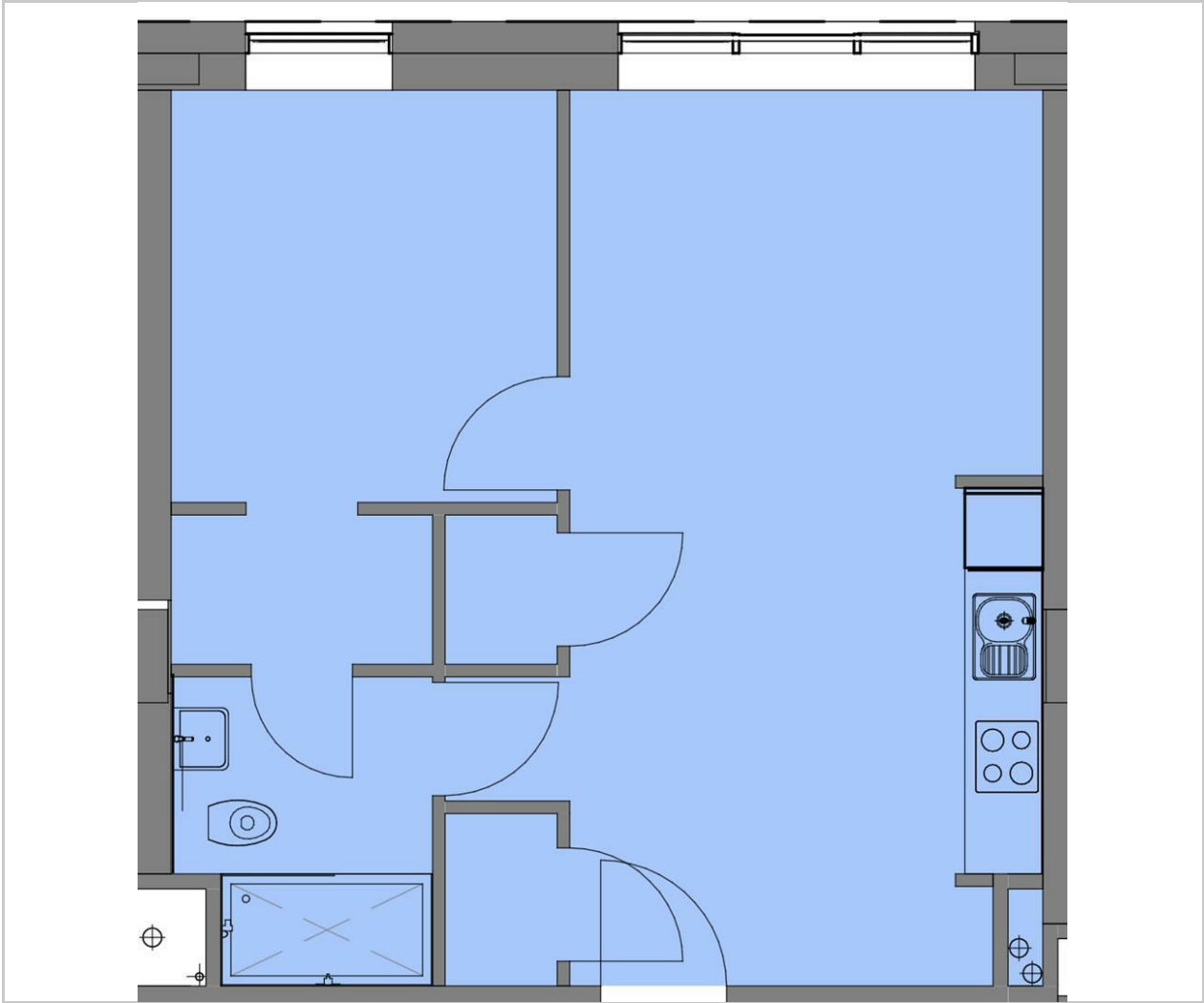
Lease Information

Lease: 250 years from January 2020.
Service charge: £1,781.59 per annum.
Buildings insurance: £264.11 per annum.
Marina State Service Charge: £173.48 per annum.
Ground rent: Peppercorn.



- One Double Bedroom, One Bathroom
- Canal Facing Apartment
- Fifth Floor
- EWS1 Form Available
- No Chain
- EPC Rating B
- 24 Hour Concierge
- Residents Club Room
- Residents Terrace Area
- Secure Bike Storage

Floor Plan

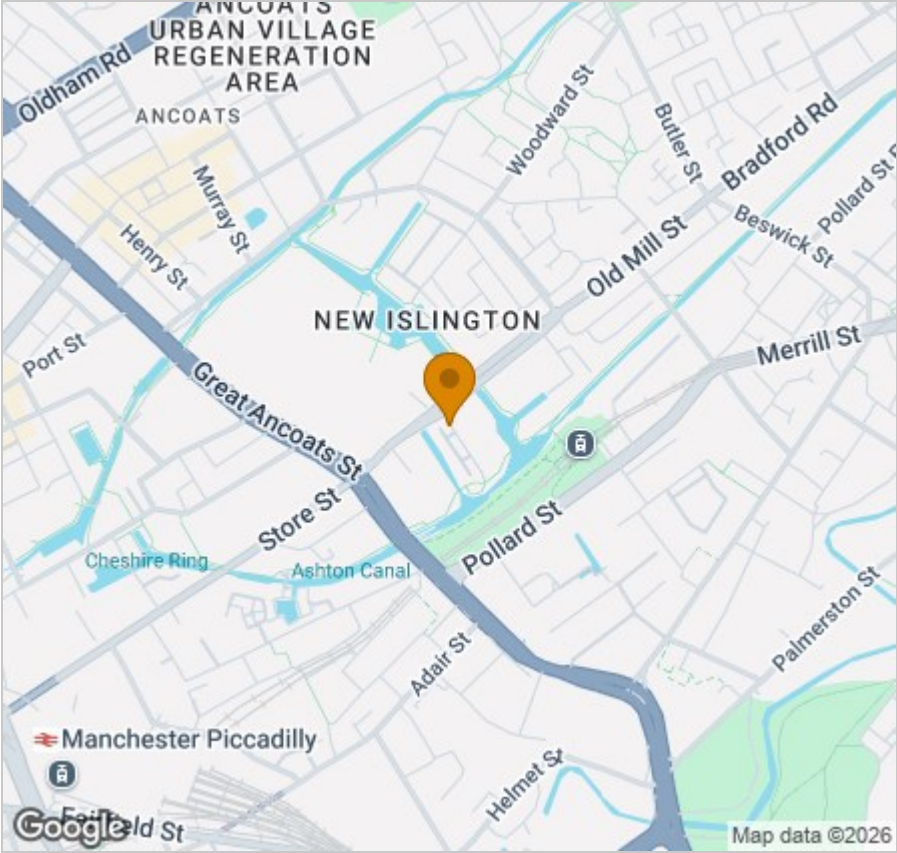


Viewing

Please contact our Reside Manchester Office on 0161 837 2840 if you wish to arrange a viewing appointment for this property or require further information.

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Area Map



Energy Efficiency Graph

