



URBAN ESTATES

SALES - LETTINGS - MANAGEMENT

12 Leftbank

, Manchester, M3 3AG

Offers invited £225,000



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Modern 1-Bedroom Apartment for Sale
– Leftbank, Spinningfields, Manchester

Stylish one-bedroom apartment located within the highly sought-after Leftbank development in the heart of Spinningfields. Offering approximately 592 sq ft of well-designed modern living space, this property features a bright open-plan living and dining area, a sleek fully fitted kitchen, and a generous double bedroom with en-suite bathroom. A private balcony further enhances the apartment, providing excellent natural light and elevated views across the River Irwell.

Perfectly suited for professionals, couples, or investors, this apartment combines contemporary city living with outstanding convenience in one of Manchester's most vibrant districts.

Key Features

- Prestigious Leftbank development in prime Spinningfields location
- Approx. 592 sq ft of modern living space
- One spacious double bedroom with en-suite bathroom
- Bright open-plan living and dining area with floor-to-ceiling windows
- Private balcony with River Irwell views
- Fully fitted contemporary kitchen with integrated appliances
- 24-hour concierge service for residents' security and convenience
- Secure allocated parking space
- EWS1 Certificate available
- Walking distance to restaurants, bars, shops, and transport links





Ideal for professionals, couples, or
buy-to-let investors
Cash and mortgage buyers
welcome

Service Charges: £750.14 per
quarter

Ground Rent: £75.00 per quarter



Floor Plan



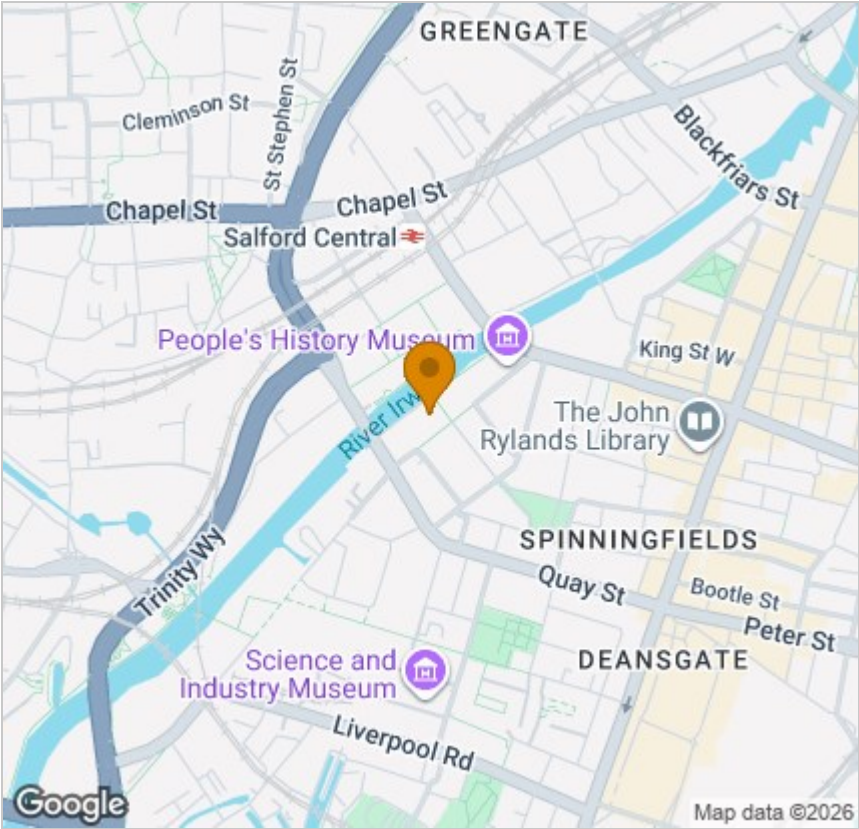
Viewing

Please contact our Urban Estates Office on 0333 433 0348 if you wish to arrange a viewing appointment for this property or require further information.

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Area Map



Energy Efficiency Graph

