



## 313 VULCAN MILL 2 MALTA STREET MANCHESTER, M4 7BL

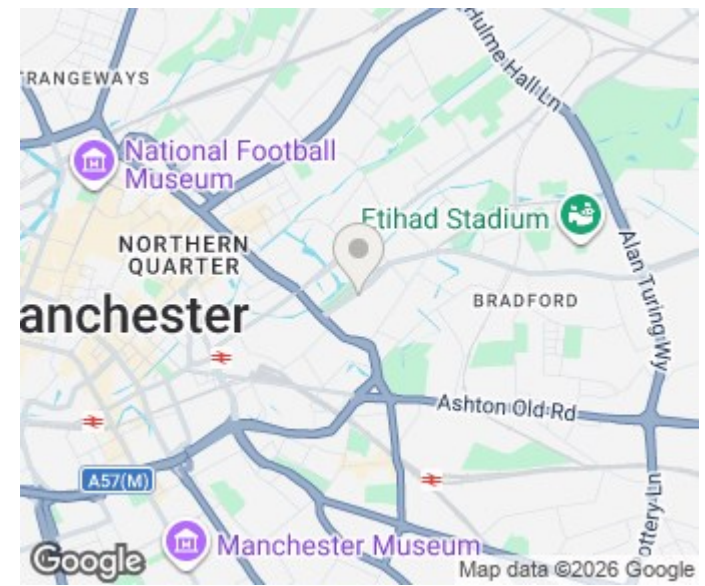
£1,195 PCM

Vulcan Works was established circa 1856 with the entire development converted in to apartments and offices in 2004. Vulcan Mill itself is a converted Cotton Mill situated across from the Ashton Canal. The development is conveniently located next to the ever desirable Ancoats, and is opposite the New Islington Metrolink as well as being just a 10 minute walk to Piccadilly Station and the city centre.

This immaculate property has retained many original features such as exposed brickwork, steel columns, and offers extremely tall ceilings and very large windows that give a prestigious feel to the apartment. Briefly comprising: entrance hallway, spacious open plan lounge with a dining area, fully fitted kitchen with integrated appliances, one large double bedroom and a modern fully tiled bathroom suite that boast a large mirror on one wall and a shower over the bath.

This stunning apartment is offered fully furnished and is available 23/07/2026 so call now to avoid disappointment.

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Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		81
(69-80) C		
(55-68) D	62	
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
<b>England &amp; Wales</b>	EU Directive 2002/91/EC	

Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements

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