



# FAIRFAX

MANCHESTER

1 & 2 bedroom apartments to  
rent in the heart of Manchester





# MADE FOR RENTING. MADE FOR YOU.

## WELCOME TO FAIRFAX

In Manchester's creative heart, Fairfax is made for those who move fast, live smart and want more out of where they live. Think smart spaces, bold design and everything you need, right where you need it.

From private dinner parties with rooftop views to hitting goals in the gym, here you can complete your to-do list without leaving the building. Focus on real-life moments: work mode, weekend mode and everything in between.

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# ALL THINGS MANCHESTER

DIVE INTO THE CITY'S CULTURE - OLD AND NEW.



Need some fresh air? Head to Cotton Field Park or the nearby Mayfield Park. Just minutes from Piccadilly East, both offer riverside walks and a peaceful escape from the city hustle.

Manchester's creative, urban heart is home to countless independent fashion stores, record shops, brunch spots and late-night bars. From vintage finds to rooftop drinks, the Northern Quarter's edge and energy is just around the corner and waiting just for you.



Piccadilly East is Manchester's most exciting and fast-growing neighbourhood. Discover vibrant boutique cafés, unique shops and buzzing bars that set up your week. Check out Pollen Bakery for a caffeine hit, Diecast or Flawd for a drink with friends and Ducie Street Warehouse for a chill dinner.

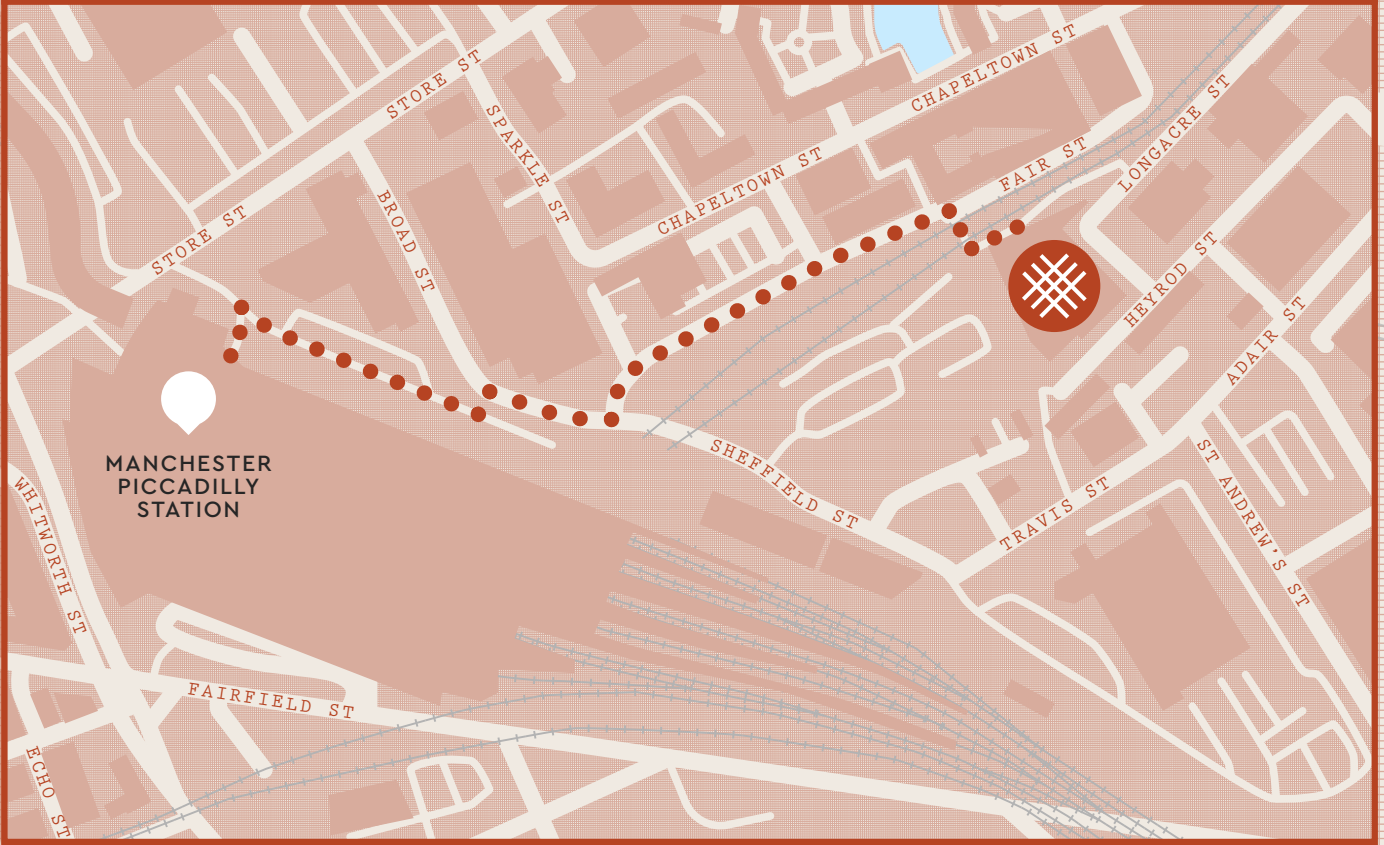
Discover a new wave of galleries and independent shops within the area's historic warehouses – spaces that blend gritty industrial roots with a contemporary spirit.







**YOUR 5 MINUTE ROUTE TO THE STATION\***



\*Travel times taken from maps.google.com and are approximate only.





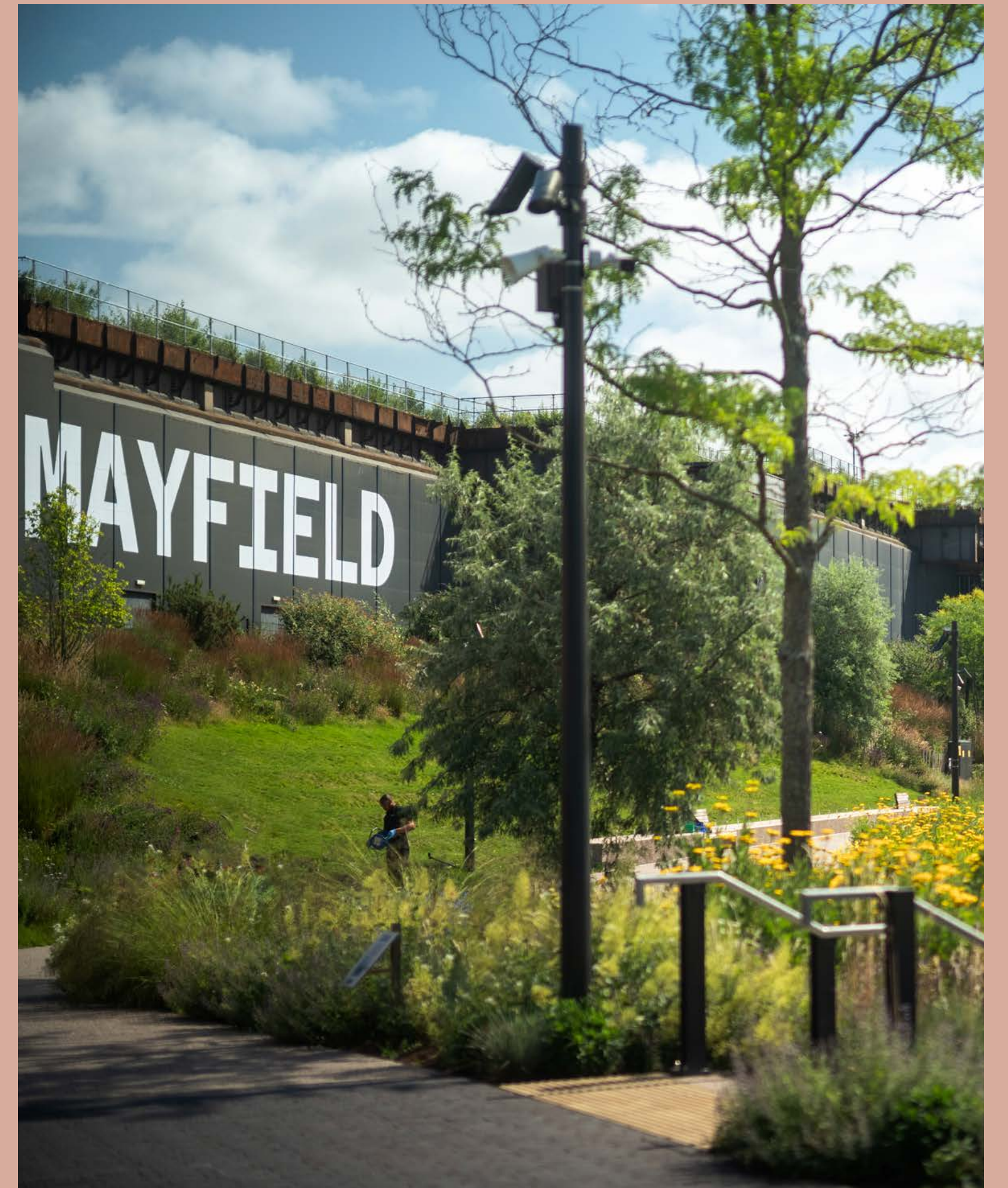
# MAKE THE MOST OF MANCHESTER

WHERE RAW INDUSTRIAL ROOTS FUEL BOLD FLAVOURS AND BUZZING HOTSPOTS.



This part of the city's got character. Think big flavours, busy hangouts, and everything just a short stroll away. Head over to Freight Island for a vibrant mix of local and global street food, plus a great selection of drinks. Fancy something a little more relaxed? New Islington Marina welcomes you with a cosy wine bar and bakery, perfect for slow, fresh mornings or easy-going evenings. From laid-back spots to buzzing venues, everything you need to live, work and play is right on your doorstep.

Track Brewing Co.	5 min walk
Freight Island	8 min walk
Mayfield Park	8 min walk
Ducie Street Warehouse	10 min walk
Diecast	11 min walk
New Islington Marina	12 min walk



\*Travel times taken from maps.google.com and are approximate only.





# CONNECTIONS

YOUR GATEWAY TO EFFORTLESS TRAVEL.

BY TRAIN (FROM MANCHESTER PICCADILLY STATION)\*

Manchester Airport	17 min
Liverpool	50 min
Crewe	59 min
Leeds	1 hr 2 min
Chester	1 hr 5 min
Leeds	1 hr 15 min
Blackpool	1 hr 21 min
Birmingham	1 hr 30 min
London Euston	2 hr 10 min
Glasgow	3 hr 18 min
Edinburgh	3 hr 30 min
Bournemouth	4 hr 50 min

BY ROAD†

Bolton	29 min
Rochdale	36 min
Huddersfield	53 min
Liverpool	57 min
Leeds	1 hr 5 min

\*Rail times taken from nationalrail.co.uk and are approximate only.  
†Travel times taken from maps.google.com and are approximate only.



VIA RAIL TO LIVERPOOL  
**50 MINS**



VIA RAIL TO BIRMINGHAM  
**90 MINS**



STATION VIA RAIL TO LONDON EUSTON  
**130 MINS**

Engineered for connectivity, Manchester's transport network reaches far and wide, linking you directly to thriving cities, rural escapes and everything in between. From here, the journey doesn't just start, it powers forward.





# DISCOVER NATURE NEARBY

ESCAPE TO THE  
GREENERY, WITHOUT  
GOING OFF-GRID.

City life moves fast, and sometimes you need to hit pause. Escape the urban rush in just a matter of minutes, nearby parks offer relaxing green spaces for you to unwind or take a stroll in the afternoon sun, right on your doorstep.



MAYFIELD  
PARK

**6 MINS\***

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COTTON  
FIELD PARK

**12 MINS\***

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PIN MILL  
BROW

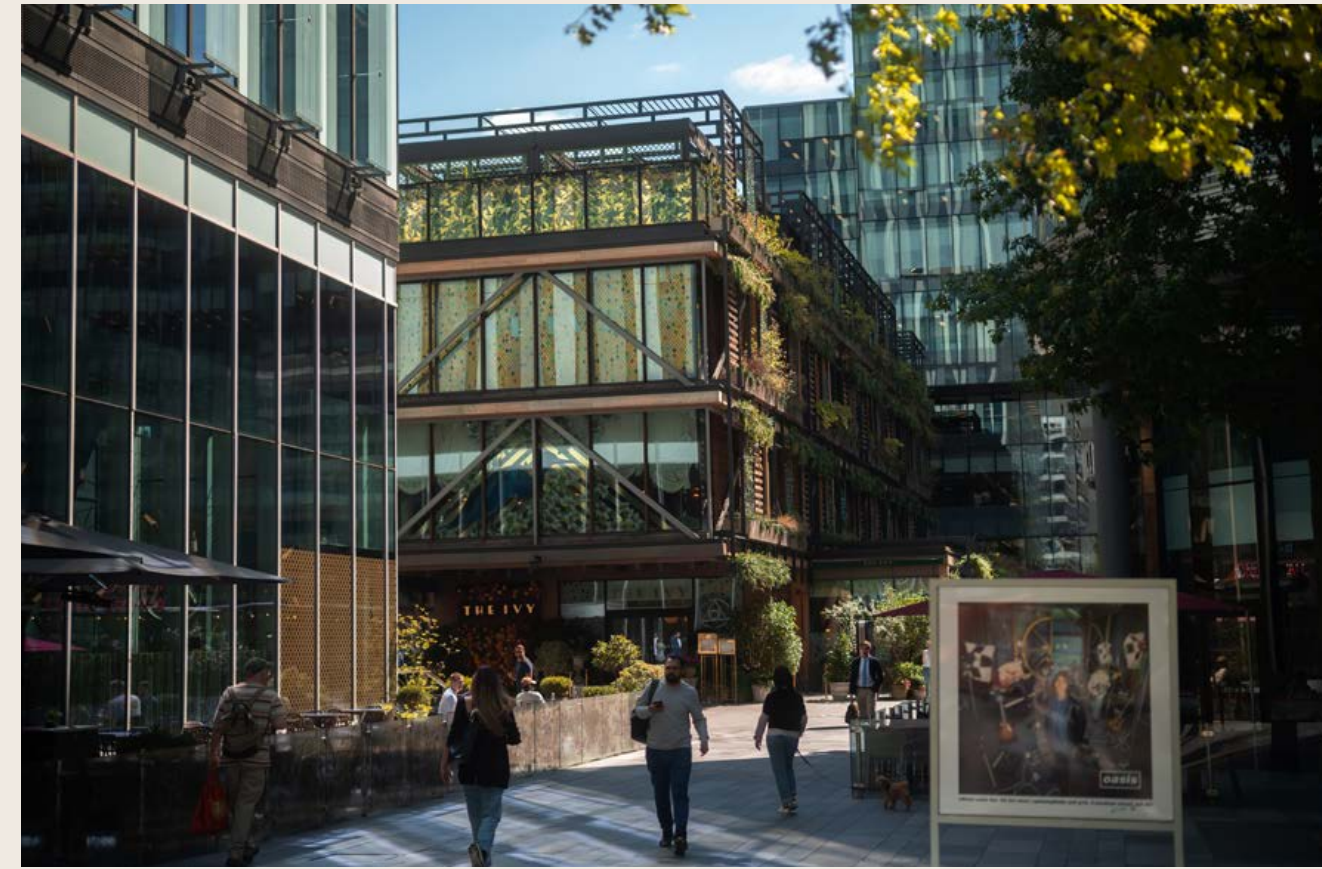
**12 MINS\***

For a bigger breath of fresh air, the Peak District is calling, an easy weekend escape with wide open views, fresh air and a break from Manchester's fast-paced lifestyle.





YOUR  
FELLOW  
FAIRFAXERS



# THE CITY SLICKERS

Step into the Fairfax life and discover what it means to truly live with the city at your fingertips. Wake up, grab your coffee and hit the day running. Fairfax has everything within arm's reach. Late night hangs, local gems and everyday essentials. No long walks, no wasted time.

Work, chill, repeat. In the heart of it all, without the hassle. It's modern city renting made for how you actually live.







# MAKERS

For those who get things done. With easy access to transport links and work hubs, your commute fits smoothly into your day. Nearby cafés and quiet spots help you balance focus and downtime.

# &



# SHAKERS

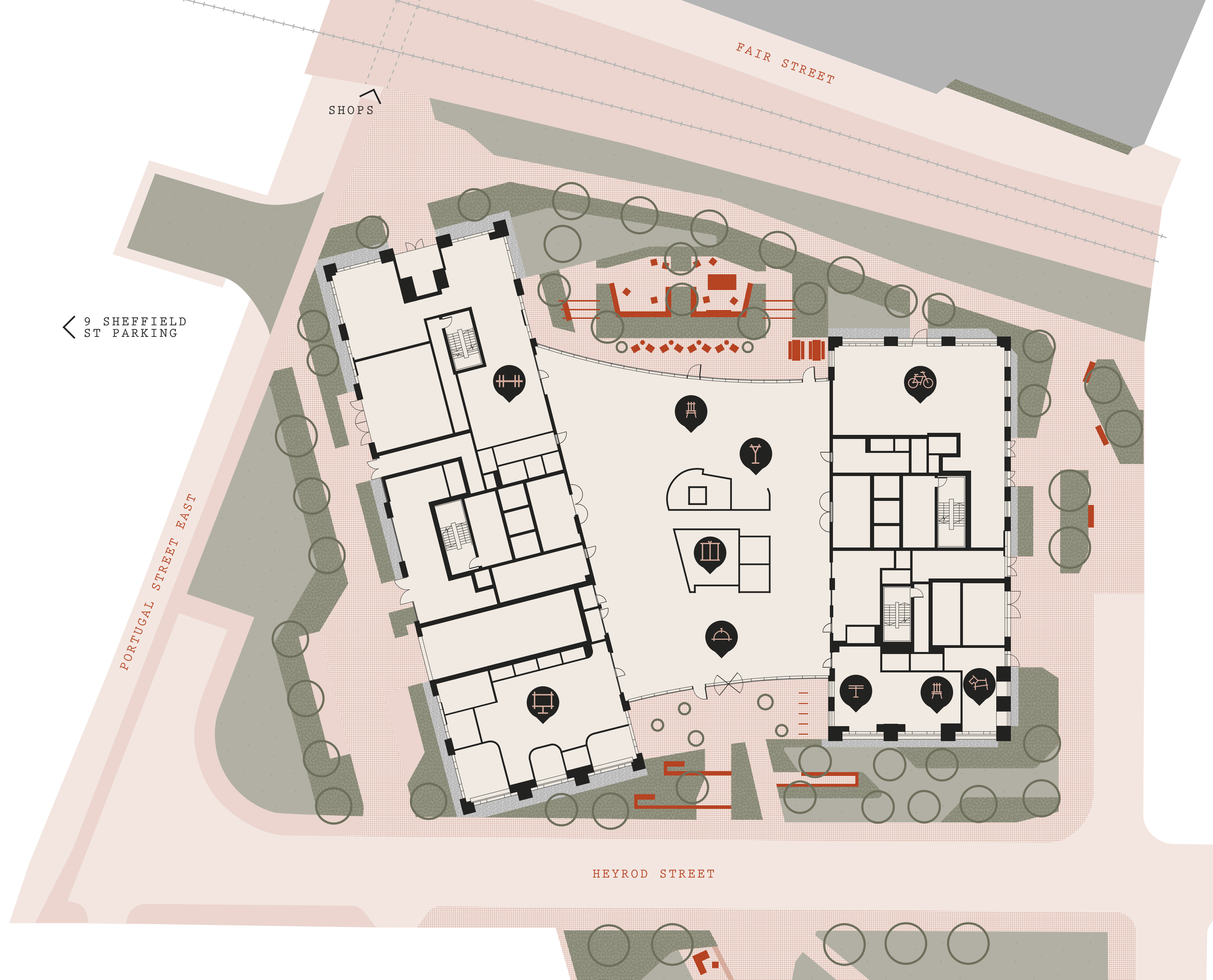
For those who come alive at night, Fairfax puts the city's nightlife within effortless reach. From bars to live music and late-night eats, there's always somewhere to explore and enjoy.









This computer generated image is for illustrative purposes only.







BLOCK 1

-  THE BIKE STORE
-  THE DINING ROOM
-  THE LOUNGE
-  THE PARLOUR

BLOCK 2

-  THE OFFICE
-  THE GYM

BLOCK 3

-  THE CONCIERGE
-  THE PARCEL STORE
-  THE LOUNGE
-  THE BAR





BUILT WITH  
**SUSTAINABILITY**  
IN MIND



A focus on efficiency, durability and long-term performance helps reduce environmental impact while supporting everyday comfort for residents.

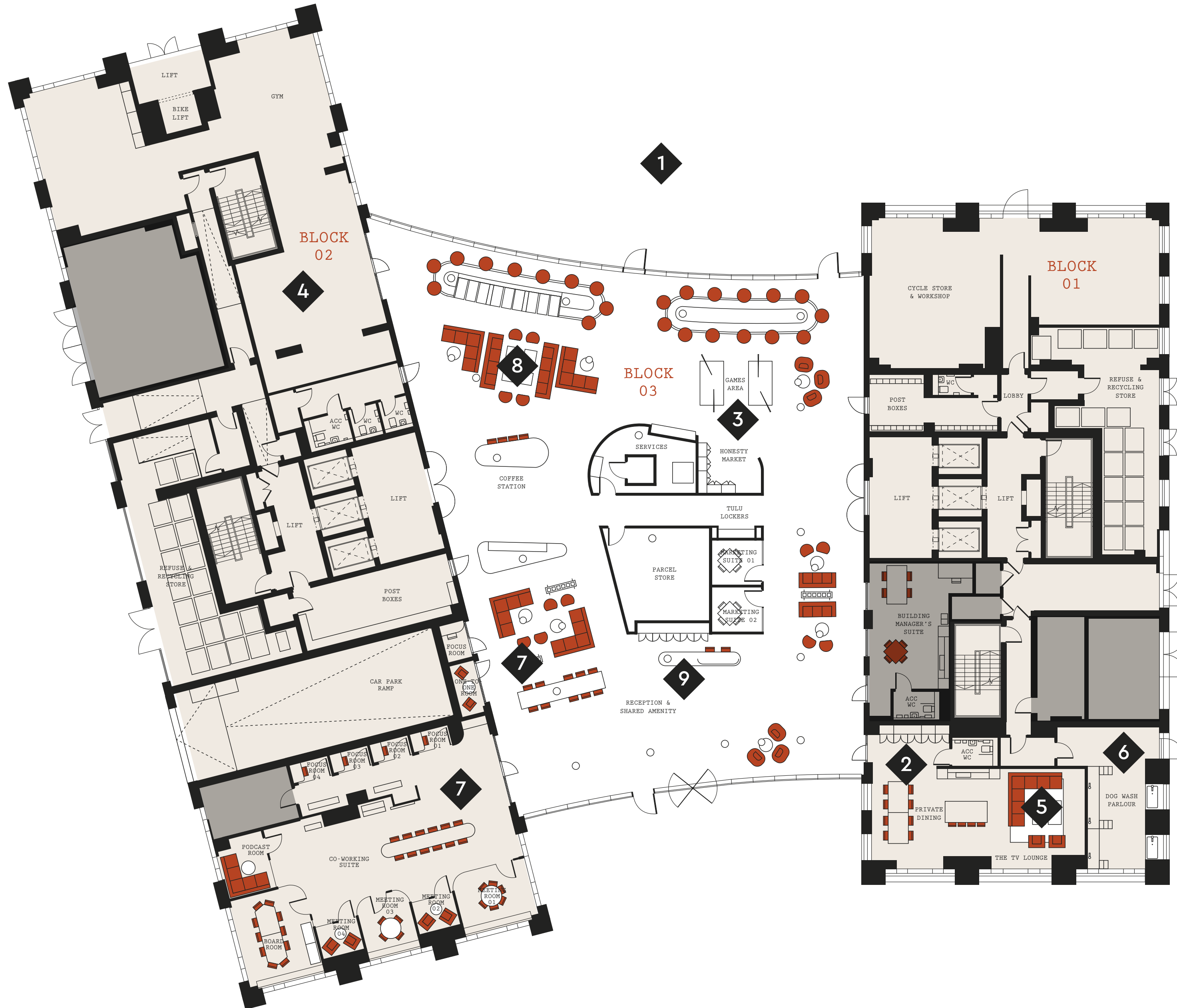
Sustainability at Fairfax is approached through thoughtful design and modern building practices. By considering energy efficiency, long-lasting materials and responsible building management, the development supports a more considered way of living that's designed to perform well over time and adapt to the needs of modern city life.







# THE AMENITIES



- 1  THE TERRACE (ROOFTOP)


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- 2  THE DINING ROOM (LEVEL 29 BLOCK 1)

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- 3  THE BAR

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- 4  THE GYM

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- 5  THE TV ROOM

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- 6  THE PARLOUR

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- 7  THE OFFICE

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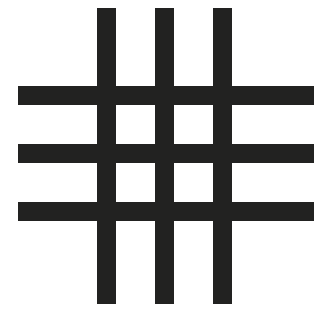
- 8  THE LOUNGE

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- 9  THE CONCIERGE

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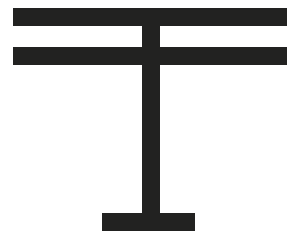


# THE TERRACE

No fuss, no filters. Uninterrupted city views from your very own rooftop terrace, built for real moments. Coffee catch-ups, fresh air resets, sunset link-ups – it's your place to slow down without stepping away.







THE DINING ROOM



Level up your dinner plans. The private dining room is your space to host, celebrate and make the night your own. Think intimate dinners, big birthdays or just a Friday night, do it all in a space that feels exclusive, effortless and seriously stylish.



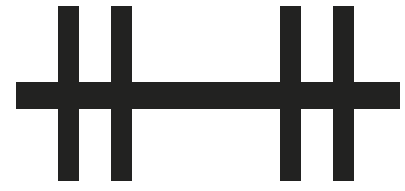


## THE BAR

Skip the queue. The bar lounge is your go-to for after-work drinks, weekend hangouts and everything in between. It's where city energy meets home comfort, so kick back, catch up and let the night unfold.



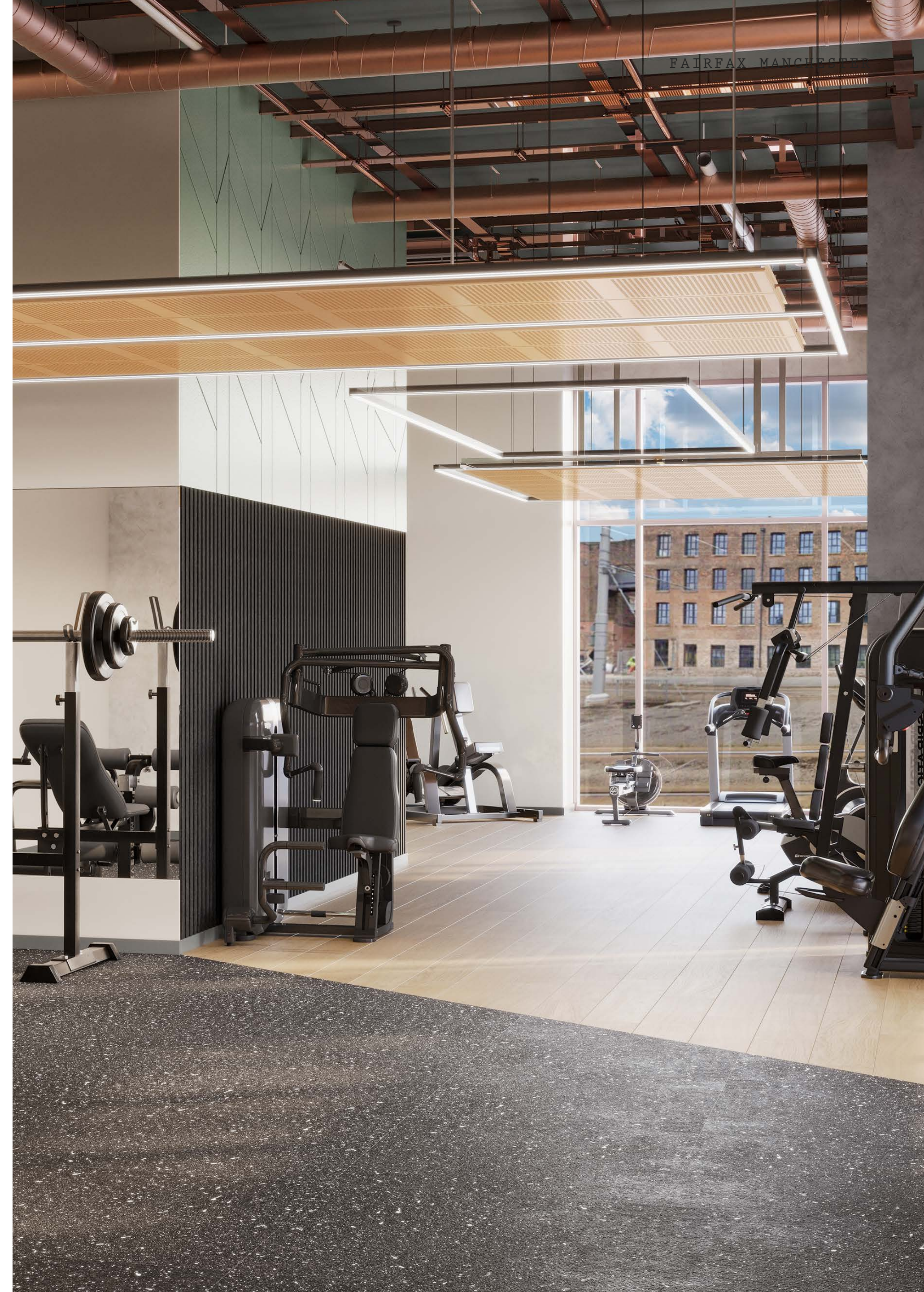




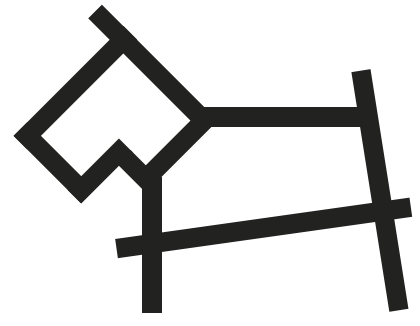
THE  
GYM



Feel the burn, feel the zen. Elevate your workout routine with a state-of-the-art gym and spacious studio just moments from your door. Motivation has never been easier. Go hard. Slow it down. Move your way, any day.

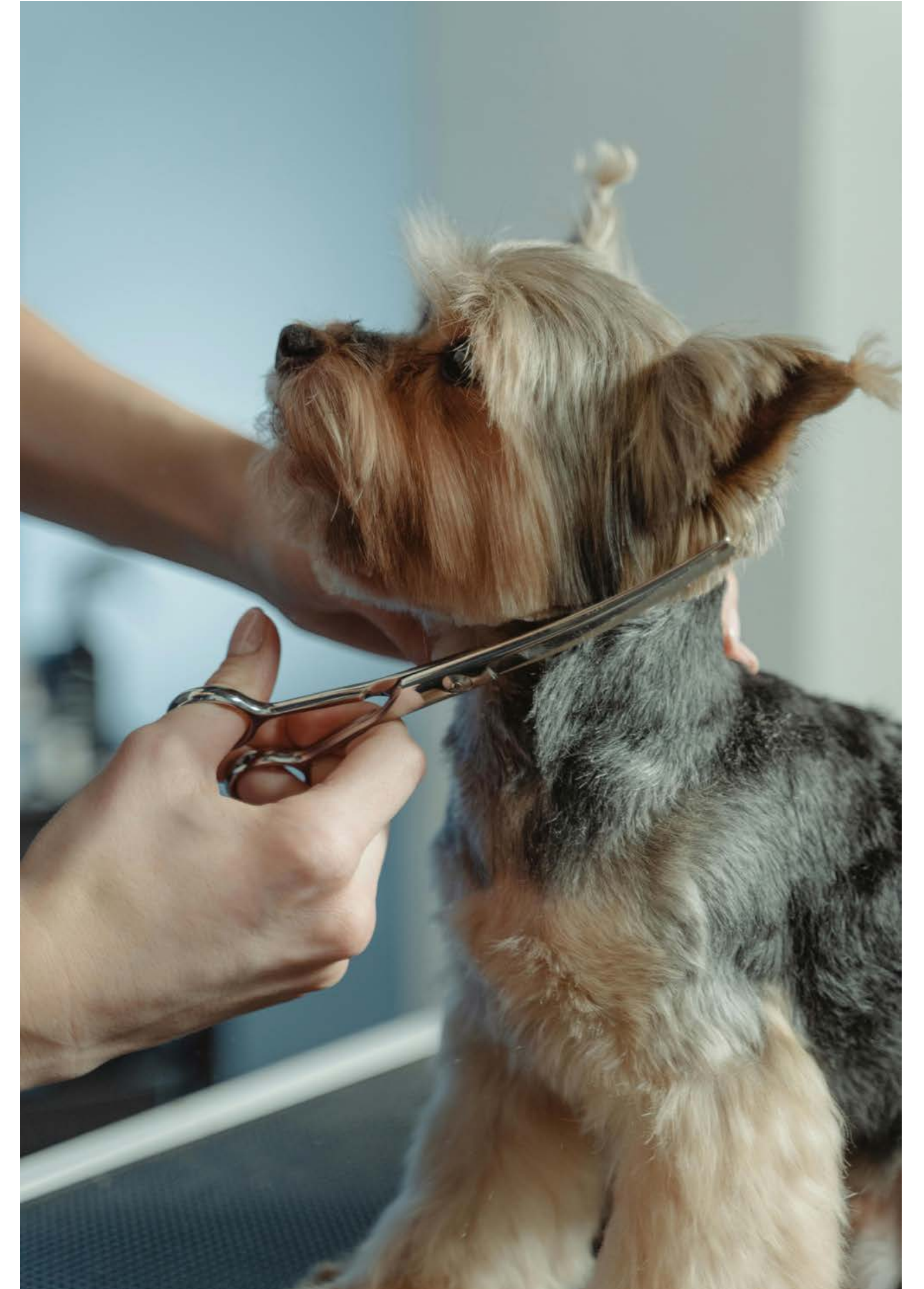




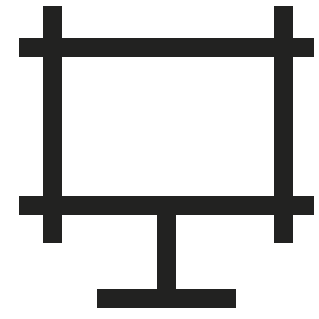


## THE PARLOUR

Keep your pup looking sharp at our on-site dog parlour, because grooming shouldn't be a mission. No drama, no detours, just a short walk from your door. City pets deserve the good life too.







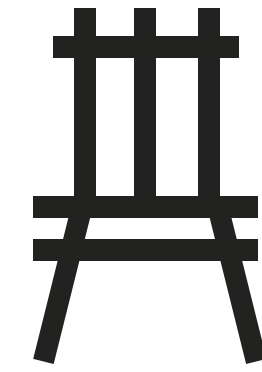
THE  
OFFICE



Get it done with no commute needed. Skip the travel and hit your flow from the get-go. A practical spot to focus, meet and get through your to-do list without stepping outside. Your 9-5 just got easier.





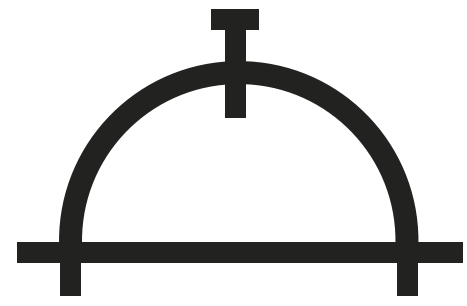


THE  
LOUNGE



Where ideas flow and city life slows down. The Lounge provides a versatile social space designed for chilling out or catching up with friends. Whether you're unwinding after work or meeting neighbours, it's the perfect spot to kick back, connect and feel at home.





# THE CONCIERGE

When city life moves fast,  
your concierge keeps  
you one step ahead.  
From handling deliveries  
to booking services,  
they've got you covered.  
Less admin, more living –  
just how it should be.







WELCOME TO  
YOUR APARTMENT





## OPEN PLAN PRECISION

Clean lines, zero clutter. These spaces do exactly what you need them to, without trying too hard. Smart design means everything flows so nothing feels forced. It's minimal, functional and full of flavour.







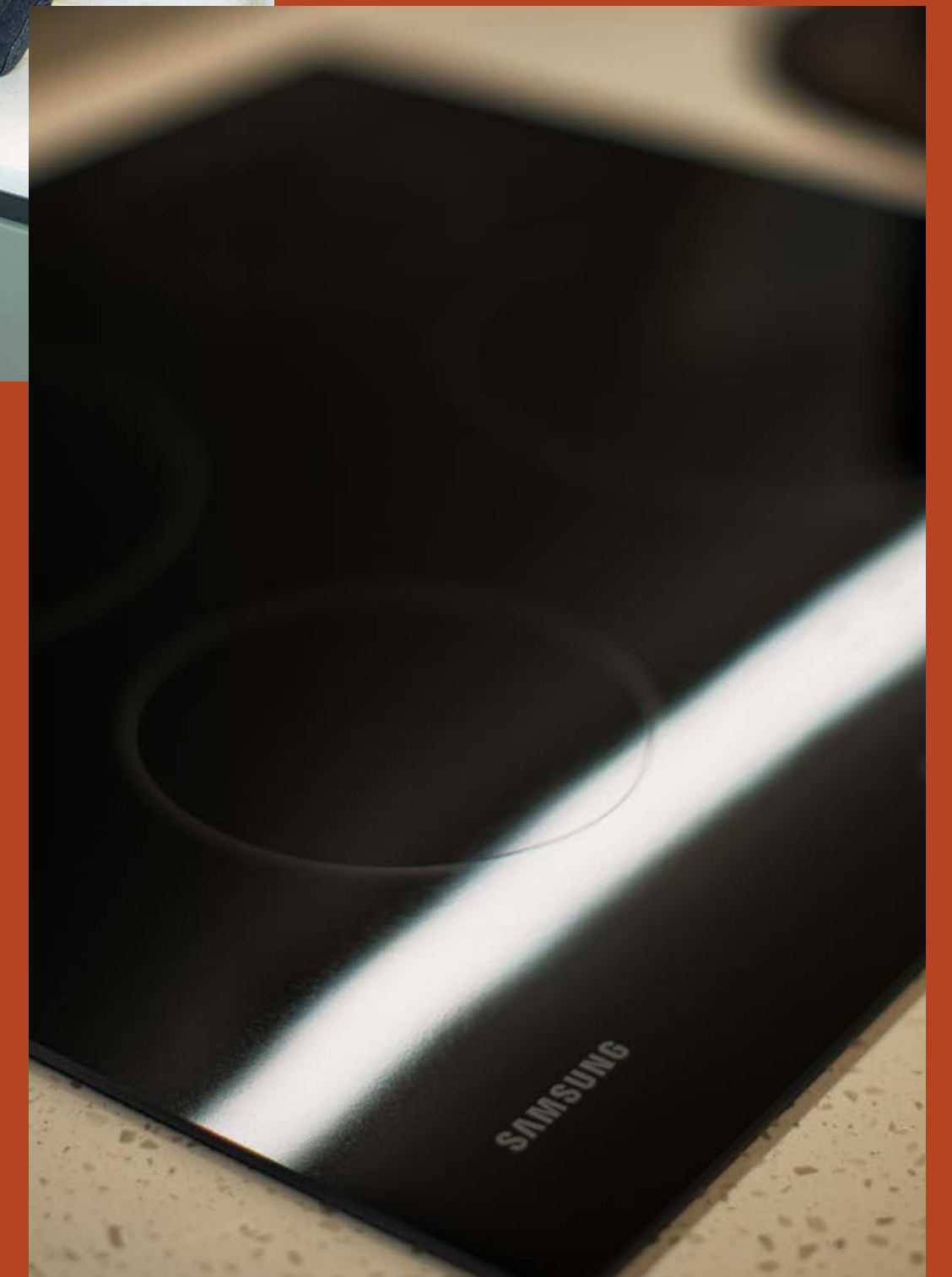


# MODERN TOUCHES FOR EFFORTLESS LIVING



INDUSTRIAL EDGE.  
REFINED FINISH.

Soothing neutrals meet bold materials for a space that's calm, cool and full of contrast. Textured fabrics, clean lines and industrial materials bring the edge with warm tones to keep it grounded. Nothing loud, nothing try-hard, just clean design.











YOUR SANCTUARY IN THE CITY

## RELAX THE RIGHT WAY

Comfort without compromise. Interiors that bring calm and are built to reset, with soft lighting, smooth flow and a layout that works with you.





LIVING IN JAPAN

LEBOVITZ AT MUSE  
The Art of Home





[FAIRFAXMCR.CO.UK](http://FAIRFAXMCR.CO.UK)