



**Worsley Street, Manchester, Castlefield, M15**

**Offers Over: £300,000**

*Leasehold*

# Worsley Street, Manchester, Castlefield, M15

Situated in the heart of Castlefield within the iconic Timber Wharf development, this impressive top floor apartment offers two spacious double bedrooms, secure parking, and a private balcony with stunning views over Manchester City Centre. Offered with no onward chain, this property presents an ideal opportunity for professionals or investors.

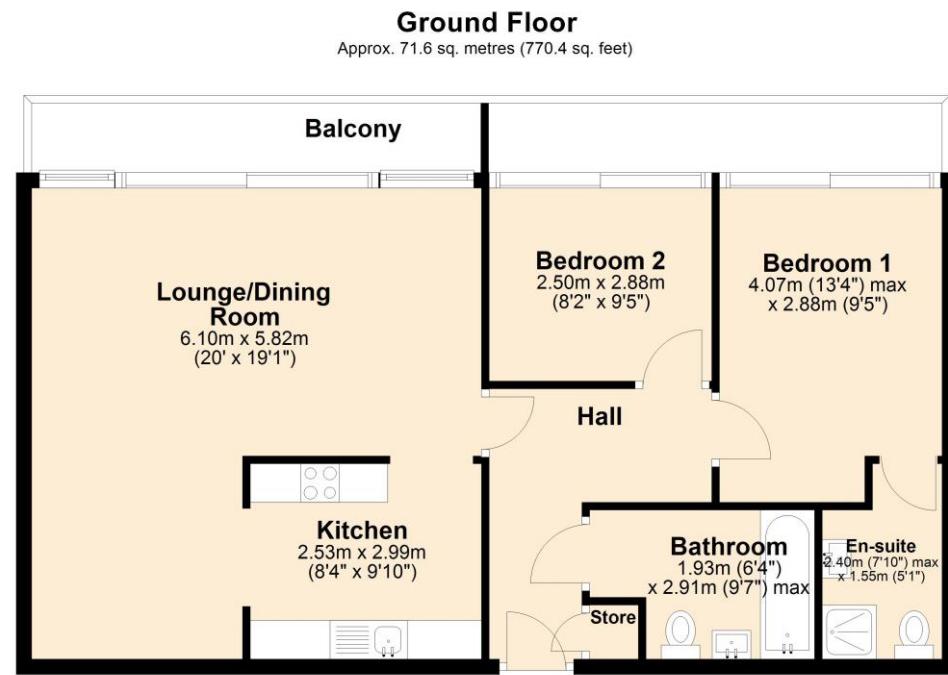
The apartment features an open plan living and dining area, showcasing industrial-style concrete walls and full-height patio doors that open out onto the balcony. This space is bright and welcoming, seamlessly flowing into a modern kitchen equipped with integral appliances, sleek base and eye-level units, and ample worktop space.

The main bedroom benefits from fitted wardrobes, an en-suite bathroom, and sliding doors leading directly onto the balcony, allowing for plenty of natural light. The second double bedroom also has access to the balcony via sliding doors, making it ideal for guests, a home office, or additional living space. The main bathroom is finished with a modern three-piece white suite.

Timber Wharf offers beautifully maintained communal gardens with lawned areas and comfortable seating spaces, perfect for relaxing outdoors. The property also includes secure allocated parking, a rare and valuable feature in this central location.

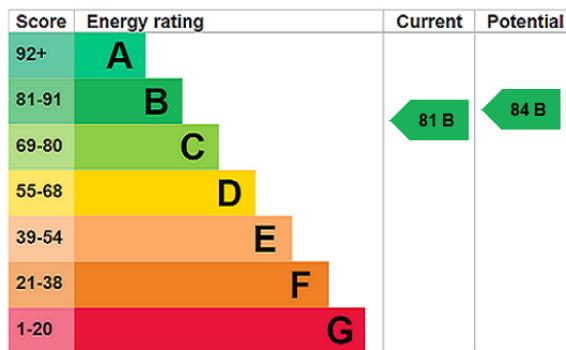
Just a short walk from Deansgate, Spinningfields, and excellent transport links, this apartment combines the charm of Castlefield's canalside setting with the convenience of city centre living. Early viewing is highly recommended to fully appreciate all that this fantastic home has to offer.

- Leasehold
- 999 years from 2000
- Service Charge: £2661.58 for apartment and £75.08 for parking space per year
- Council Tax Band D



Total area: approx. 71.6 sq. metres (770.4 sq. feet)





## The Property Man

102A School Road

Sale

Cheshire

M33 7XB

T: 01615198855

E: [sales@thepropertyman.co.uk](mailto:sales@thepropertyman.co.uk)

[www.thepropertyman.co.uk](http://www.thepropertyman.co.uk)

The Property Man

Registered Office Address: 7 St. Petersgate, Stockport, England, SK1 1EB Company Reg No: 09023087

### Disclaimer

Every attempt has been made to ensure accuracy, however these property particulars are approximate and for illustrative purposes only. They have been prepared in good faith and they are not intended to constitute part of an offer of contract. We have not carried out a structural survey and the services, appliances and specific fittings have not been tested. All photographs, measurements, floor plans and distances referred to are given as a guide only and should not be relied upon for the purchase of any fixture or fittings. Lease details, service charges and ground rent (where applicable) are given as a guide only and should be checked prior to agreeing a sale.