



Let **UK** Home

1 Bedrooms

M3 7HY

Located
in Manchester
£280,000



pmadmin@letukhome.co.uk

<https://www.letukhome.co.uk/>

01615219812



12 Bankside Boulevard, Manchester, M3



Let UK Home are excited to offer this spectacular one-bedroom apartment in Manchester as part of the Colliers Yard development. Property Reference: LUH 691

Spanning an impressive 541 square feet, this flat features an open-planed kitchen with dining area, a well-appointed reception room, a comfortable bedroom with wardrobe, and a stylish bathroom.

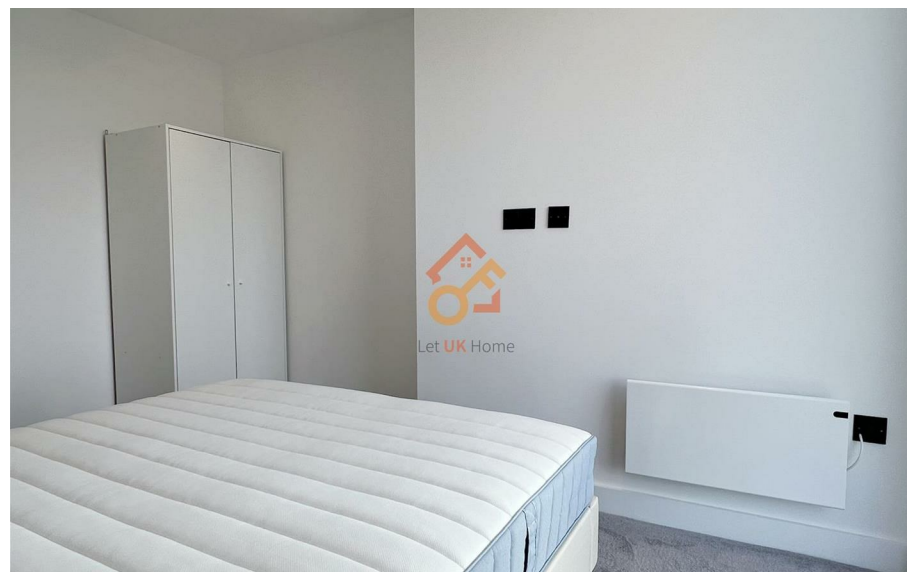
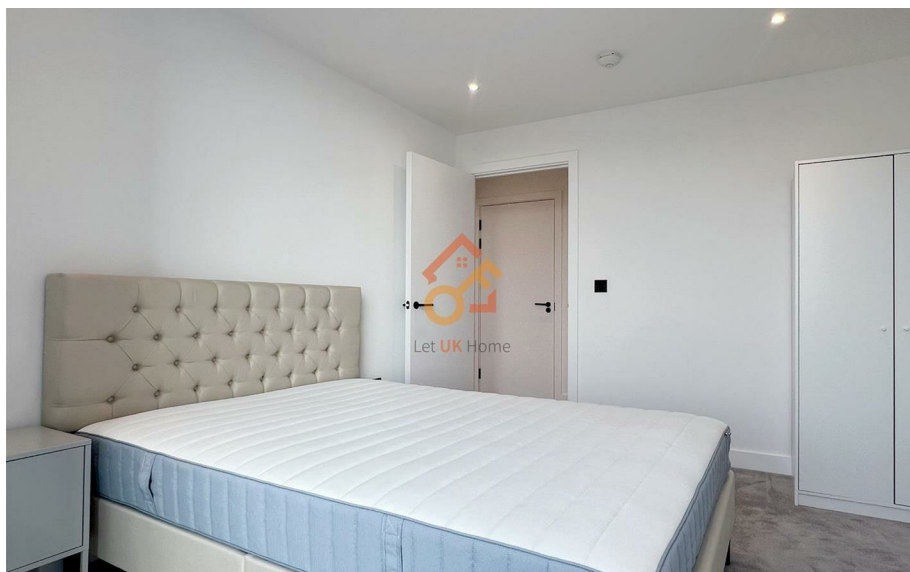
At Bankside, Colliers Yard, there will be three resident' lounges and two bookable multi-use suites for residents to relax and enjoy. Creative space has been designed to support residents' creativity and features a relaxed breakout area, with adjoining content creation room and Instagram pods, as well as a pool / games room. The Club at circa 380 sqm features a gymnasium, yoga / fitness studio, outdoor terrace and a locker room. The Yard at 394 sqm has been cleverly designed into zones. One zone allows for yoga and / or fitness practice, whereas the other zones include two bookable private dining areas, enabling residents to relax and dine with family and friends. The Green at 138 sqm is an extension to The Works and features a range of seating allowing for co-working.

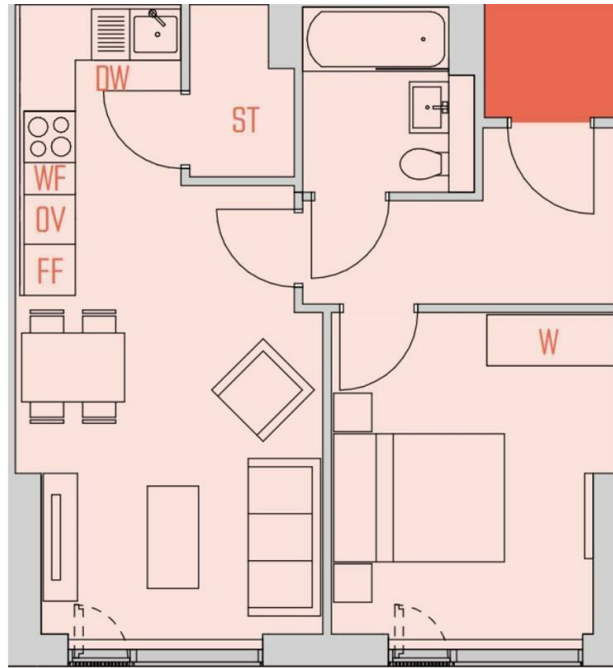
Colliers Yard is not just a place to live; it is a vibrant community with easy access to all major amenities. You will find yourself within walking distance of renowned restaurants, lively bars, and unique boutiques, allowing you to immerse yourself in the local culture. For entertainment, the AO Arena and MediaCityUK are conveniently reachable by public transport, offering a plethora of events and activities.

For those who need to travel further afield, Manchester Victoria station is nearby, providing excellent rail connections. Additionally, the motorway networks are easily accessible, and Manchester Airport is also a short drive away, making this location perfect for both work and leisure.

- 15th Floor
- 24h Security
- Swimming Pool
- The Gym
- EPC Rating: B

- Concierge Service
- The Spa
- Residents Lounge
- Co-working Space





7	TYPE B2	SQ M	SQ FT
	LIVING / KITCHEN	7.56 x 3.30	24'10" x 10'10"
	BEDROOM 1	3.95 x 3.06	13'0" x 10'1"
	TOTAL AREA	50.28 Sq M	541.24 Sq ft



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1/F, St James Tower 7 Charlotte
Street
Manchester
M1 4DZ

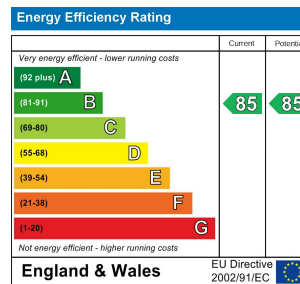
padmin@letukhome.co.uk

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Council Tax Band: B

Local Authority:

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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