



Block A Wilburn Basin

Salford



£260,000

Wilburn Basin

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This contemporary, two bedroom apartment is located within walking distance of Manchester City Centre, on the popular Wilburn Basin development. Set within thoughtfully designed communal spaces, with communal gardens flowing round the bank of the River Irwell.

Council Tax band: C

Tenure: Leasehold

- Contemporary Two Bedroom Apartment with Breathtaking Views Over the City Skyline
- Located Within Walking Distance of Manchester City Centre, Castlefield and Spinningfields
- Benefits from a Communal Lift, Secure Intercom/Fob Entry and a Concierge
- Large Open Plan Living, Dining and Kitchen Area, with Patio Doors Leading to a Balcony
- Two Double Bedrooms, with a Sleek Ensuite Shower Room to the Main Bedroom
- Stylish Three-Piece Bathroom
- Added Benefit of a Utility Cupboard
- Within Easy Access of a Fine Array of Bars, Shops and Restaurants
- Close to Transport Links with Access Throughout Manchester
- Viewing is Highly Recommended!



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Entrance Hallway

Featuring ceiling spotlights. Fitted with laminate flooring.

Open plan living room/kitchen/diner

18' 7" x 12' 10" (5.66m x 3.92m)

Featuring ceiling spotlights, fitted units including integrated hob, oven, fridge freezer, dishwasher. Complete with patio doors. Fitted with laminate flooring.

Bedroom One

13' 3" x 11' 2" (4.05m x 3.40m)

Featuring ceiling light point, double glazed window, electric radiator. Fitted with carpet flooring.

Ensuite

6' 9" x 6' 1" (2.07m x 1.86m)

Featuring two piece suite including w/c, shower. Complete with an electric towel rail. Fitted with tiled walls and tiled flooring.

Bedroom Two

11' 1" x 9' 2" (3.37m x 2.79m)

Featuring ceiling light point, double glazed window, electric radiator. Fitted with carpet flooring.

Bathroom

6' 9" x 6' 3" (2.07m x 1.91m)

Featuring three piece suite including, w/c, hand wash basin, bath with a shower overhead. Complete with an electric hand towel rail. Fitted with tiled walls and tiled flooring.

Utility Cupboard

4' 7" x 4' 4" (1.39m x 1.32m)

Featuring ceiling light point. Space for washer. Fitted with laminate flooring.

External

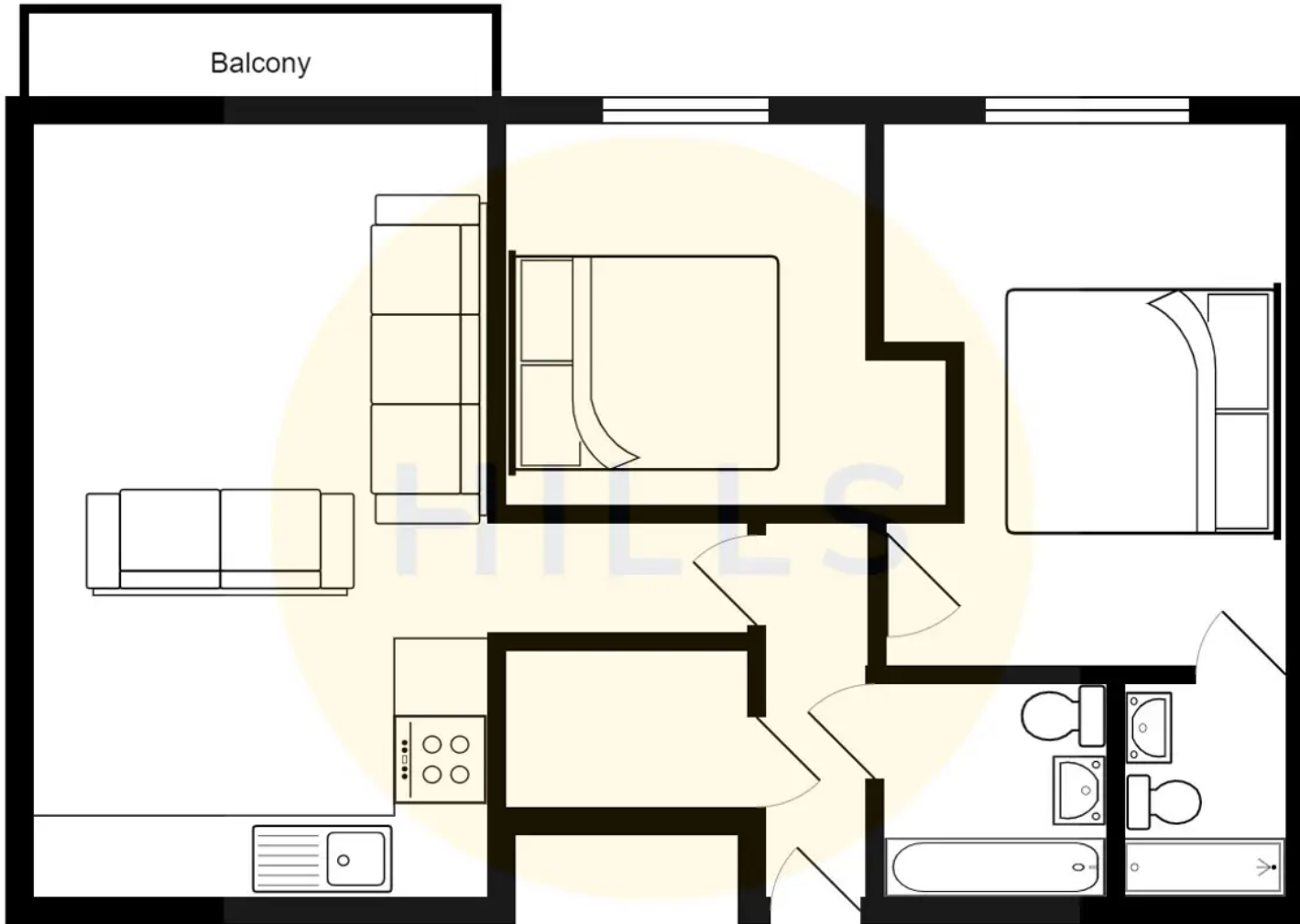
To the front of the property is a concierge, mail boxes, communal lift, secured fob, intercom access. To the rear and front of the property is communal gardens.





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