

241 Deansgate, Manchester, Lancashire, M3 4EL

Tel: 0161 637 8336

Email: [contactus@ascendproperties.com](mailto:contactus@ascendproperties.com)

[www.ascendproperties.com](http://www.ascendproperties.com)

# Ascend

Built on higher standards



## Potato Wharf, Manchester

£725 PCM

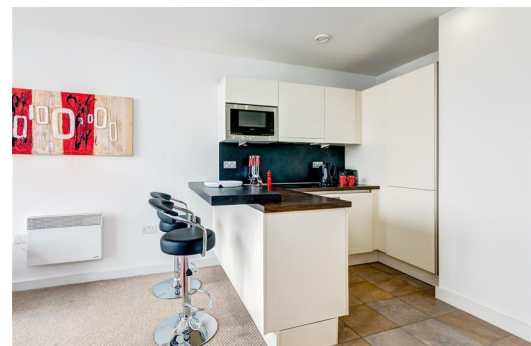
Love the finer things in life? This gorgeous 7th floor apartment in Castlefield will be right up your street.

Aside from being a hop, skip and a jump away from the beating heart of Manchester city centre, Castlefield is renowned for its suburban vibe and rustic charm. It has an independent nightlife that rivals the city centre big players and a great social scene with a huge range of bars & restaurants right on the doorstep. You could pretty much delete that little well-known taxi app! Talking of public transport, there's also an abundance of stations and road-links around the immediate area so commuting around the city is a breeze.

Enough about the location - let's talk about the apartment. This modern one-bedroom apartment in Potato Wharf is an absolute beller. Complete with large windows, canal views, ultra high-spec kitchen (think Hans Grohe finishings and you'll know what we're getting at) and a stunning bathroom - you'll be half way to discovering just what a property this is. This apartment is so well presented, you could literally drop your bags and move in.

There aren't many apartments on the market that feature such quality fixtures and fittings so we reckon this won't be around for long. And just so you know, fixtures and fittings are slightly different to the pictures shown.

Available now



Living room and kitchen  
22'11" x 10'4" (7.01 x 3.15)

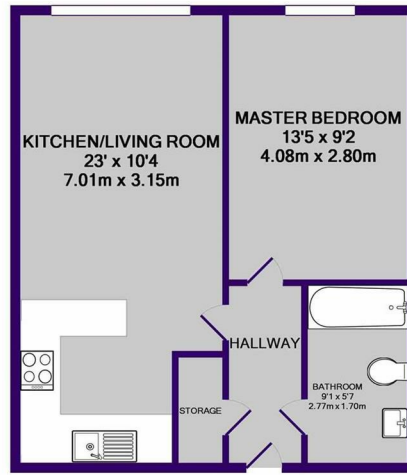
An excellent sized open plan living room and kitchen with modern fully fitted kitchen.

Bedroom  
13'4" x 9'2" (4.08 x 2.80)

A generous sized bedroom with ample space for all bedroom furniture and more.

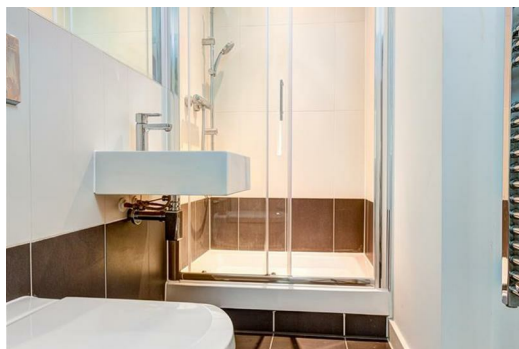
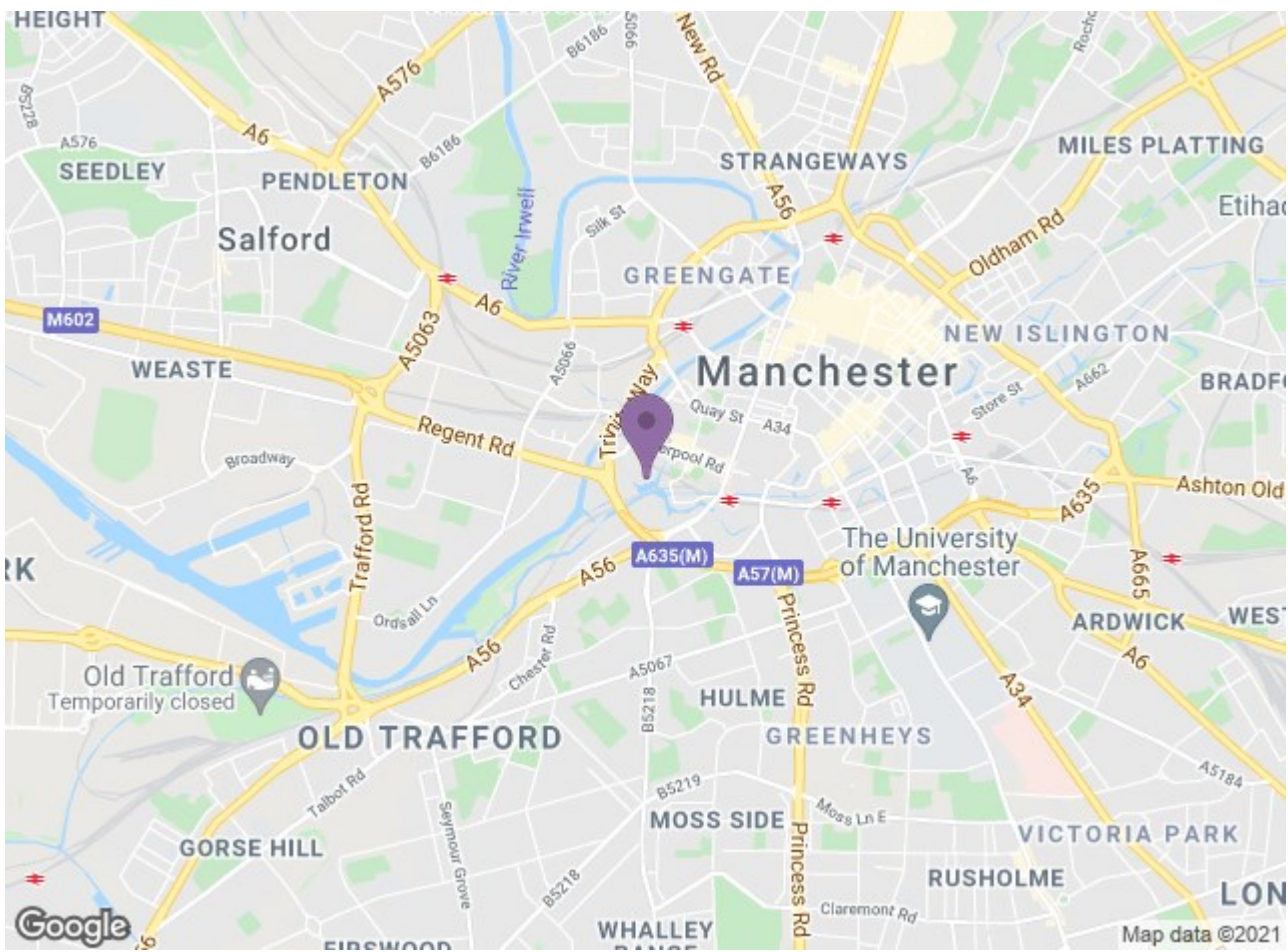
Bathroom  
9'1" x 5'6" (2.77 x 1.70)

An ultra modern bathroom with high spec 3 piece suite



TOTAL APPROX. FLOOR AREA 460 SQ.FT. (42.7 SQ.M.)

Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission, or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given  
Made with Metropix ©2017



Energy Efficiency Rating		Environmental Impact (CO <sub>2</sub> ) Rating	
Current	Target	Current	Target
71	71	67	67