



Leftbank 6, Manchester, M3 3AF

Price £625,000

Sapphire Homes are delighted to offer For Sale this stunning and deceptively spacious luxury penthouse apartment for sale, boasting over 1400sq ft of modern contemporary living in the heart of Manchester and nestled perfectly in the bridge of the highly desirable Leftbank 6 building.

Located in the heart of Spinningfields the apartment is only a short walk to many large businesses as well as bars, restaurants, shops and transport links around the city.

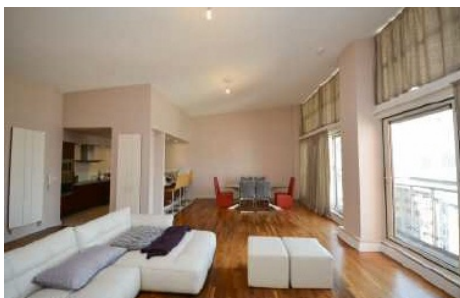
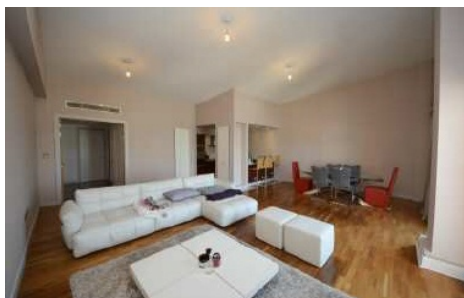
The apartment is situated on the tenth floor and with floor to ceiling windows and bi-fold doors and balconies on both sides the property benefits from an abundance of natural light and the enjoyment of the sunshine in both the morning and the evening. The property boasts fantastic views over the canal, Spinningfields and Greater Manchester.

There is also a 24 hour concierge and security service as well as underground allocated parking within the building.

In brief the accommodation comprises; a grand entrance hallway which opens into a large living space with large floor to ceiling windows and a bi folding doors, a semi-open plan luxury fitted kitchen with integrated appliances and breakfast bar, utility area located off the hallway, large master bedroom with en-suite shower suite, a further double bedroom and a principal bathroom with five piece suite in white.

The two balconies are spread across both elevations covering the living area and to the rear across both bedrooms.

Apartments rarely become available on the 'bridge' so early viewings are highly recommended to avoid disappointment.



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TENTH FLOOR

Entrance / Hallway

A large welcoming hallway with access doors leading to the open plan living space, two bedrooms, family bathroom and the utility / store room.

Living Area 24'6" x 23'2" (7.47m x 7.06m)

The focal point of this fabulous apartment is the open plan living / dining / kitchen area with it's floor to ceiling bi-folding windows that boast stunning views over the River Irwell and Manchester skyline. There is solid wood flooring, TV/Satellite point, wall mounted radiators.

Kitchen 10'8" x 9'10" (3.25m x 3.00m)

A semi open plan kitchen with the living / dining area a fitted with a range of wall and base units with integrated appliances including four ring electric hob, stainless steel electric oven, microwave, fridge freezer, dish washer, sink and drainer unit with mixer tap over. There is also a generous breakfast bar looking into living room. Both the walls and flooring are tiled with inset spot lights.

Bedroom 1 23'6" x 14'8" (7.16m x 4.47m)

Built in fitted robes / storage, large floor to ceiling double glazed bi-folding doors leading out to the large balcony over looking Spinningfields. Door providing access to the master ensuite.

Ensuite 11'0" x 9'9" (3.35m x 2.97m)

White 4 piece shower suite comprising low level WC, double wash hand basin, enclosed shower cubicle, tiled walls, tiled flooring, wall mounted heated towel rail, large mirror and extractor fan.

Bedroom 2 21'1" x 11'10" (6.43m x 3.61m)

Built in fitted robes, large floor to ceiling double glazed bi-folding doors leading out to the large balcony with views over looking Spinningfields.

Bathroom 11'5" x 6'7" (3.48m x 2.01m)

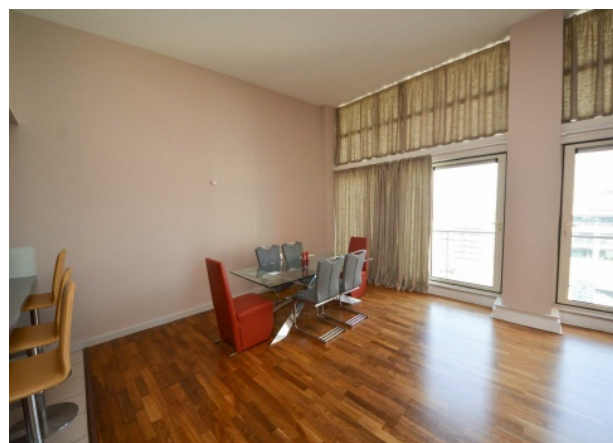
Modern five piece suite comprising large bath with shower over, low level WC, bidet, double wash hand basin and heated towel rail

EXTERNAL

A balcony to two elevations that offer sweeping views of the River Irwell, Spinningfields and Greater Manchester. This property also comes with secure allocated underground parking.

Lounge Balcony Views

Bedroom Balcony Views



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