



Millington House, Dale Street, Manchester - Asking Price Of £180,000

Julie Twist Properties are delighted to present this one bedroom apartment, located within the popular Millington House conversion development on Dale Street. Located in the heart of the Northern Quarter and only a few minutes' walk from Piccadilly station, this property really is in the ideal location! The apartment is positioned on the third floor and has a large open plan living/dining area. The kitchen is a good-size and has fitted appliances. There is a large double bedroom with an additional area, ideal to use as walk-in wardrobe space or a snug! The property has high ceilings and large windows, allowing plenty of natural light.

Millington House is a Grade II listed conversion and is minutes' walk from bars, shops, cafes and restaurants within the Northern Quarter and Ancoats. Piccadilly bus and train station are within a few minutes' walk, offering fantastic transport links around and out of the city. The development also has the EWS1 sign off with an A1 rating.

- EWS1 in Place - A1 Rating
- Third Floor
- Grade II Listed Conversion
- Northern Quarter Location
- High Ceilings
- Minutes' Walk to Piccadilly
- Large One Bedroom
- Close to Market Street & the Arndale Centre

GENERAL

Rental Yield: 7.3% (based on an estimated rental value of £1100)
Service Charge: £2757.97 per annum
Ground Rent: £100 per annum
Lease: 250 years from 1 September 2006
Square Footage: 554 sq. Ft / 51.5 sq. M
Council Tax Band: C
Management Company: Zenith

HALLWAY

Wooden flooring, ceiling lights, access to storage cupboard housing the boiler, wall mounted heater and intercom.

LIVING ROOM

Large double glazed window, wooden flooring, wall mounted heater, phone/TV point and ceiling lights.

KITCHEN

Open plan to the living area, the kitchen comprises wall and base units, integrated dishwasher, built in oven with four ring hob and extractor over, stainless steel sink with drainer, wooden flooring and spotlights.

BEDROOM

Laminate flooring, ceiling lights, wall mounted heater, French doors opening to an additional space that can be used as a walk in wardrobe or snug which also has large double glazed windows.

BATHROOM

Accessed via the hallway, a three piece bathroom comprising bath with shower attachment over, WC, sink with mixer tap, tiled walls, tiled flooring and spotlights.

PARKING

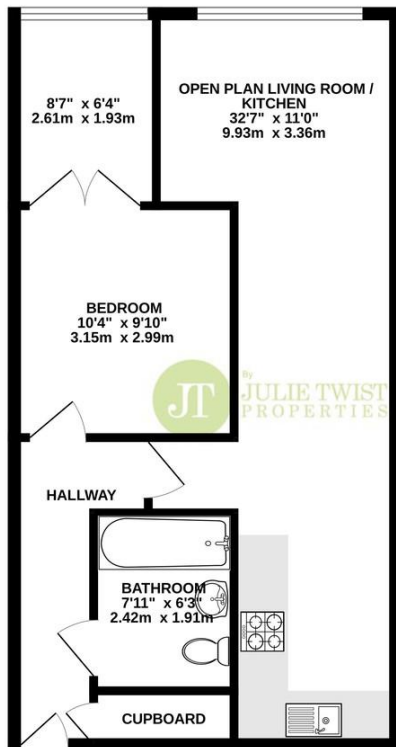
Parking is NOT included in the sale of this property, but there is the option to rent out parking spaces at approximately £100pcm. It is secure gated parking underneath the building.

COMMUNAL OUTDOOR SPACE

This property benefits from communal outdoor space.



THIRD FLOOR
554 sq.ft. (51.5 sq.m.) approx.



TOTAL FLOOR AREA: 554 sq.ft. (51.5 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan 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.
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