



**JULIE TWIST
PROPERTIES**



Worsley Mill, 10 Blantyre Street, Castlefield

Asking Price Of £179,950

This property is in a fantastic location just on the edge of the highly sought after area of Castlefield, offering easy access to the Manchester Ship Canal walks, bars and eateries in Castlefield and city centre, as well as all the night and cultural life Manchester city centre has to offer. This property is easily accessible from the town centre, both by car and on foot and it is perfectly located for access to all motorway links for those who have to commute outside the city.

Built around 1894 and once a flour mill, Worsley Mill represents a sympathetic conversion into modern living accommodation. The building features timber floors, which are supported by steel beams and cast-iron columns, exposed brickwork both in communal areas and in the apartments as well as beautiful large windows.

- Stunning Conversion
- Large One Bedroom
- Bags of Character
- Fantastic Location
- Contemporary Spec
- Prestigious Development
- Exposed Brickworks
- Modern Kitchen

GENERAL

Rental Yield: 5.6% (Based on an expected rental of £850pcm)
Service Charge: £1200 pa
Ground Rent: £150 pa
Lease: 999 years from 1 January 2002
Management Company: Revolution
Sold with no chain

HALLWAY

Laminate wood flooring. Electric heater. Power points. Original features to include feature pillar, exposed brickwork and beam. Storage cupboard housing water tank and space and plumbing for washing machine. Video entry phone. Exposed ceiling

LIVING ROOM

Laminate wood flooring. Corner position with dual aspect arched windows. Electric heater. TV and power points. Original features to include exposed brickwork and beam. Exposed ceiling.

KITCHEN

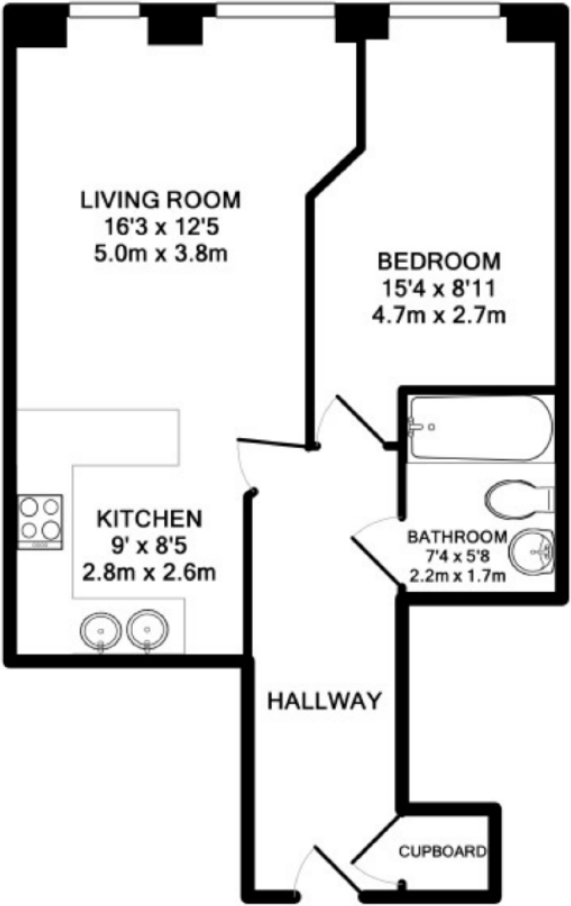
Open to lounge and with laminate wood flooring. Fitted with a matching range of beech base and eye level units with work surface over and splash back. Inset circular stainless steel sink with drainer and mixer tap. Integrated stainless steel electric oven with four ring ceramic hob and stainless steel splashback and extractor over. Integrated dishwasher. Space for fridge freezer. Power points. Exposed ceiling.

BEDROOM

Featuring large arch window to side aspect. Electric heater. Power points. Original features to include exposed brickwork and beam. Exposed ceiling.

BATHROOM

Tiled floor. Featuring a modern suite comprising of wall mounted WC and circular wash hand basin inset into glass shelf. Shower bath with electric shower and glass screen. Wall mounted heater towel rail. Exposed beam and ceiling.



TOTAL APPROX. FLOOR AREA 481 SQ.FT. (44.7 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
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