



Apartment 221 Atelier, 265 Chapel Street, Salford, M3 £175,000



**** EWS1 FORM IN PLACE WITH A1 RATING **** An immaculate one bedroom apartment located on the second floor of a modern development which occupies a convenient location close to Manchester city centre. Atelier was completed in 2019 and is situated opposite Bexley Square. It offers a number of units on the ground floor one of which is an independent coffee shop and there are further cafes, restaurants and shops within close proximity. The building offers residents a podium level garden & communal workspace. It's a short walk from Spinningfields and a number of transport links including Salford Central train station and bus network. The bright and spacious interior briefly comprises; entrance hall with storage cupboard, open plan living room, stylish kitchen with integrated appliances and dining space, double bedroom with built in wardrobes and luxury bathroom suite. EPC rating (B)

- SECOND FLOOR
- EWS1 FORM AVAILABLE WITH A1 RATING
- SHORT WALK FROM DEANS GATE, SPINNINGFIELDS & ST JOHN'S NEIGHBOURHOOD
- MODERN PURPOSE BUILT DEVELOPMENT
- QUIET REAR ASPECT POSITION
- BRIGHT & WELL PROPORTIONED ACCOMMODATION
- DOUBLE BEDROOM WITH BUILT IN WARDROBE
- CONVENIENT LOCATION NEAR PEEL PARK & THE MEADOW
- CLOSE TO SALFORD CENTRAL & SALFORD CRESCENT TRAIN STATION
- EPC RATING B

