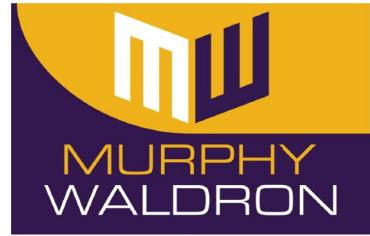


SALES - CONVENYANCING
LETTINGS - PROPERTY MANAGEMENT
PROPERTY SOURCING - MAINTENANCE
MORTGAGES



13 The Rhine

32 City Road East, Manchester, M15 4TE

Price Guide £210,000

Murphy Waldron present **FOR SALE** this opportunity to secure a fabulous **TWO DOUBLE BED** fourth floor apartment.

Nestled in the heart of Manchester, this modern apartment in The Rhine on City Road East offers a fantastic opportunity for those seeking a vibrant city lifestyle. Built in 2004, this contemporary property boasts a sleek design and is part of a modern development near the First Street regeneration area.

Upon entering, you are greeted by an inviting hallway that leads to a stylish open plan living room. The floor to ceiling windows flood the space with natural light, creating a bright and airy atmosphere. Step out onto the balcony and enjoy views towards the bustling City Centre, perfect for relaxing or entertaining guests.

The integrated kitchen is perfect for whipping up culinary delights, while the two double bedrooms provide comfortable retreats at the end of the day. The property also features a well-appointed bathroom suite for your convenience.

In addition to the modern amenities, this apartment offers practicality with a secure underground parking space, ensuring your vehicle is always safe and easily accessible. The presence of a lift adds to the convenience, making every part of the property easily reachable.

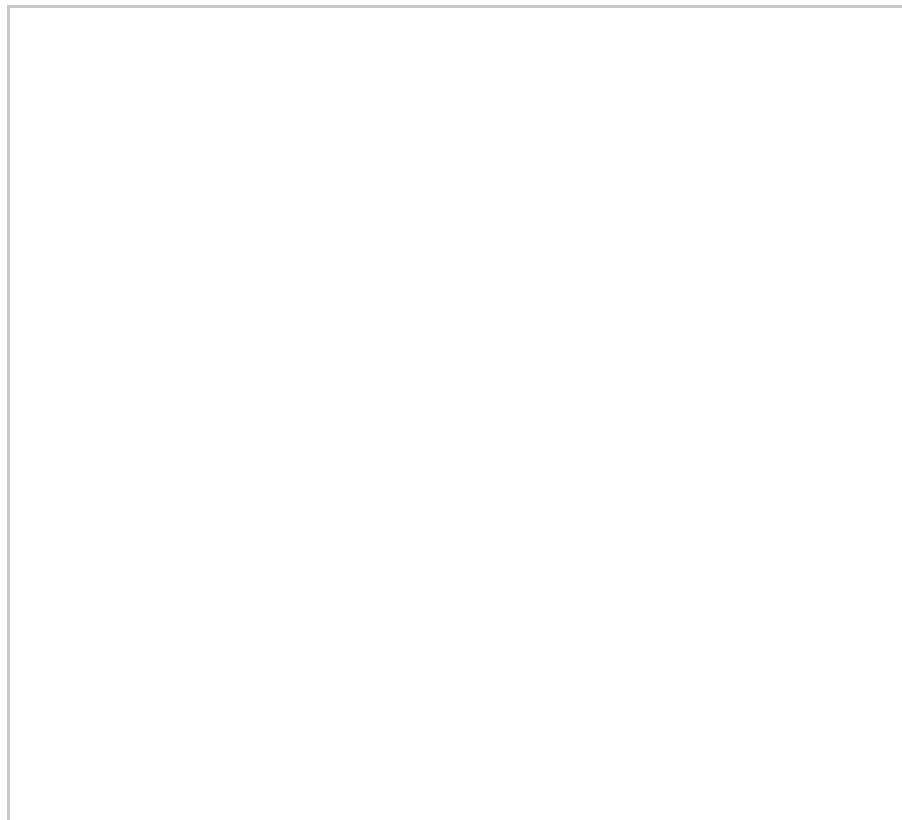
Viewing

Please contact our Murphy Waldron Estates Office on 0161 787 9195 if you wish to arrange a viewing appointment for this property or require further information.

- **AVAILABLE IMMEDIATELY**
- **FULLY FURNISHED**
- **UNDERGROUND PARKING SPACE INCLUDED**
- **2 X DOUBLE BEDROOM**
- **LIFT**
- **NO CHAIN - VACANT POSSESSION**



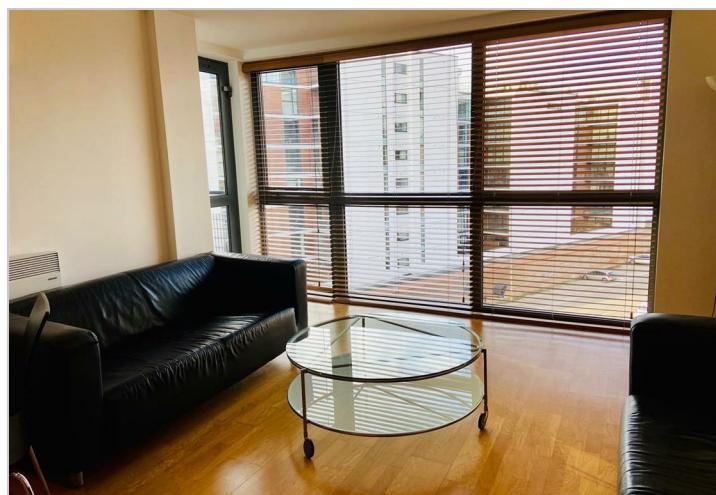
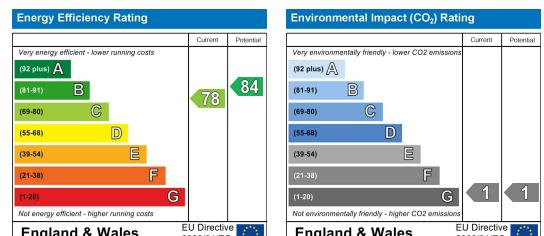
Floor Plan



Area Map



Energy Efficiency Graph



These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firms employment has the authority to make or give any representation or warranty in respect of the property.

Murphy Waldron Estates Ltd, 197 Eccles Old Road, Salford. M6 8HA Tel: 0161 787 9195 Web: www.murphy-waldron.com

Murphy Waldron is a trading name of Murphy Waldron Estates Limited & MMW Homes Ltd, registered numbers: 10558754 & 10944199
Registered Office: Ground Floor, 4 Broadgate, Broadway Business Park, Chadderton, Greater Manchester OL9 9XA
MANAGING DIRECTOR: MARIAN WALDRON B.A. HONS