



## 114 THE GATE 21 ASPIN LANE MANCHESTER, M4 4GT

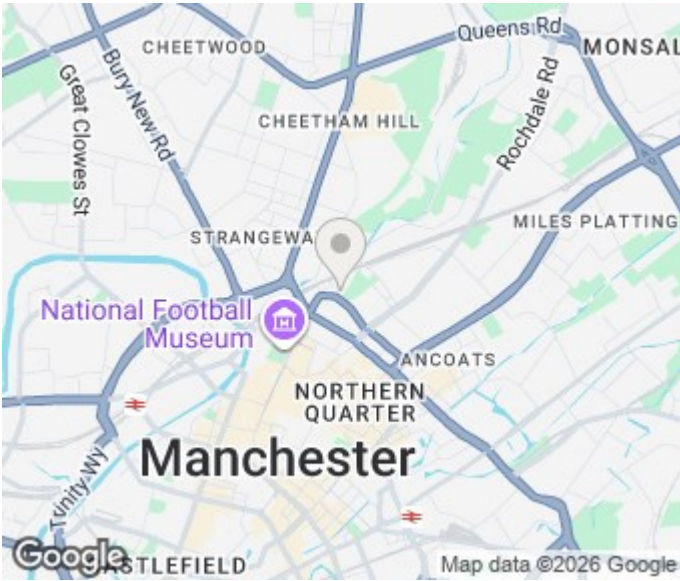
£1,200 PCM

A stunning new build development located in the Angel Meadow/Green Quarter district and opposite the Noma Business district within walking distance to both the bohemian Northern Quarter and a stones throw from the Victoria Mainline Rail Station and Manchester's Metrolink.

Positioned on the Twelfth floor a high specification and spacious double bedroom apartment with luxury bathroom is perfect for almost every type of tenant. Bright spacious accommodation with an open plan reception area which comprises a sleek kitchen with high quality integrated Bosch appliances.

Furnished with a luxury furniture pack and available now.

**buckleyfrayne**



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
	83	83
England & Wales	EU Directive 2002/91/EC	

Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements

Manchester Office Lettings  
6-14 Great Ancoats Street  
Northern Quarter  
Manchester  
M4 5AZ

0161 236 0004  
mark.buckley@buckleyfrayne.co.uk  
www.buckleyfrayne.co.uk

**buckleyfrayne**