

**l i v i n g   s p a c e**

**M3**

LIVERPOOL ROAD  
CASTLEFIELD MANCHESTER

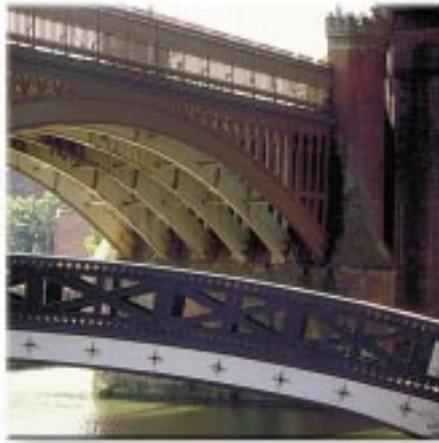


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# s p a c e



M3 gives you a rare opportunity: the chance to experience not merely city living, but life in one of the most vibrant and influential cities in Europe. With an M3 address, world-class culture is right on your doorstep. Some of Europe's finest shopping, eating out and entertainment is so close by that you don't even need to take a cab. Yet M3 isn't swallowed by the city, it stands proud in Castlefield, a landmark overlooking Catalan Square in an historic part of central Manchester. The area has its own highly distinctive identity and character, and is recognised as one of the most desirable residential areas of the city.

Along with the prestige of an M3 address, comes genuine exclusivity. With just 28 one or two bedroomed apartments available, including four magnificent penthouses, you'd be well advised to view soon, before a rare opportunity becomes an opportunity missed.



- New build development of only 28 apartments
- 1 & 2 bedroom and penthouse apartments over 4 floors
- Secure basement car parking accessed via remote control
- Ground floor A3 premises
- Superbly located in the historic Castlefield area of the city
- Interior designed throughout



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## s p a c e



M3 has been designed to fit within Manchester's urban fabric, acknowledging its historical context, yet very much a building of today.

Deep set windows, brick and the solid stone plinth, combine to echo the industrial warehouses of Manchester's Victorian past, capped by the very modern stainless steel clad penthouses.

The design of M3 is based on a cube with sections carved out for balconies. These large, light steel balustrades contrast with and complement the solid form of the building, whilst its cubic theme, reflected in the window pattern, orders and controls the structure.

The spacious apartments are tailored to today's busy urban life styles. The mezzanine units have double height living space overlooked by the large galleried bedroom. The two bed apartments all enjoy private, functional balconies, which blend naturally into the living space.

M3 provides exclusive city centre living with secure basement car parking and great views. It underlines Gleeson City Living's philosophy of providing individual homes for individual people. In this, M3 succeeds wonderfully well.



### General Specification

- Electric heating throughout
- Fully double glazed windows
- Hardwood flooring to each apartment
- Italian chrome door furniture
- Recessed halogen downlighters
- Cable TV and telephone points to lounge and bedroom provided by NTL
- Balconies to 2 bedroom and penthouse apartments
- Lift access to all floors
- Video entry system
- 10 year Zurich Building Guarantee

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A room without balance and logic looks and feels wrong. This applies moreso to an apartment where each space flows into the next. Continuity is all important – in the use of shapes, colours, materials, furnishings etc.

Gleeson City Living have used the skills of the talented interior designer, Linda Martin, to coordinate the interiors at M3, starting with the spacious communal areas and flowing into each individual apartment.

LM Design has been involved with M3 from the outset, selecting the specification, finishes and colours throughout the apartments, from door handles to bathroom tiles to the kitchen fittings.

Glass, natural wood, stainless steel and chrome, balanced with shiny colours, translucent colours, peaceful colours, all having a calming effect synonymous with gentle uninterrupted space.

To maximise light and the feeling of space, each apartment is finished in white offering purchasers a blank canvas on which to express their personality.

But come and see for yourself. M3 is for the discerning only, but available to everyone who recognises and values the difference quality makes.



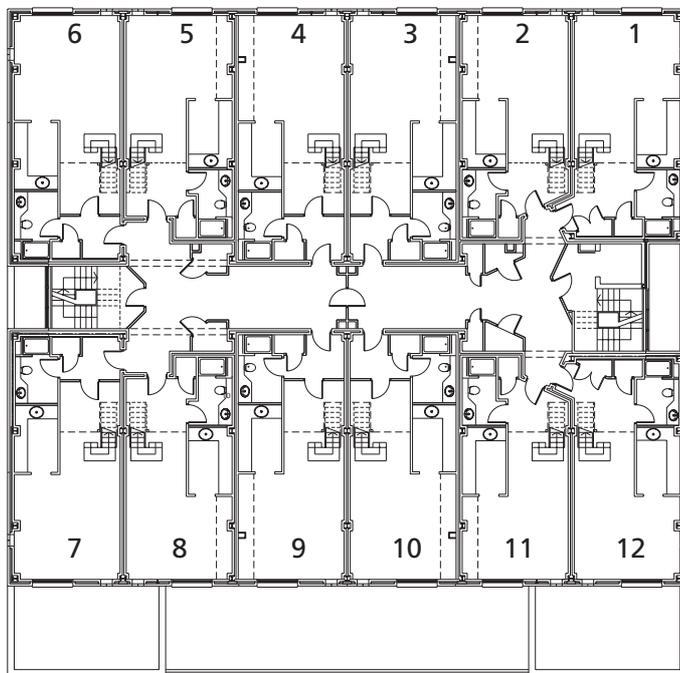
## Kitchen

- Contemporary kitchens designed and manufactured by Wellman
- Ariston stainless steel extractor hood, 'touch control' ceramic/halogen hob, electric oven and washer/dryer
- Smeg fridge with ice box

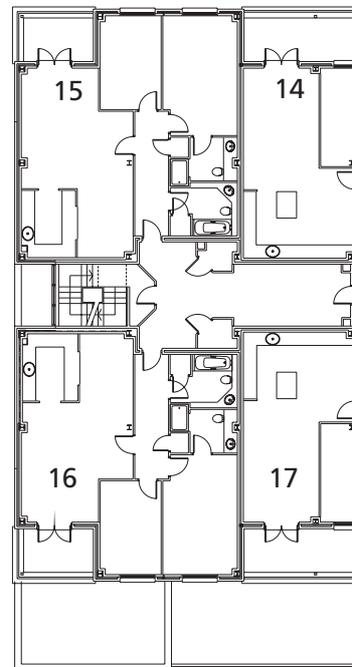
## Bathroom

- Designer glass features
- Aqualisa 3 jet double power shower
- White sanitary ware throughout
- Ceramic tiling selected by LM Design

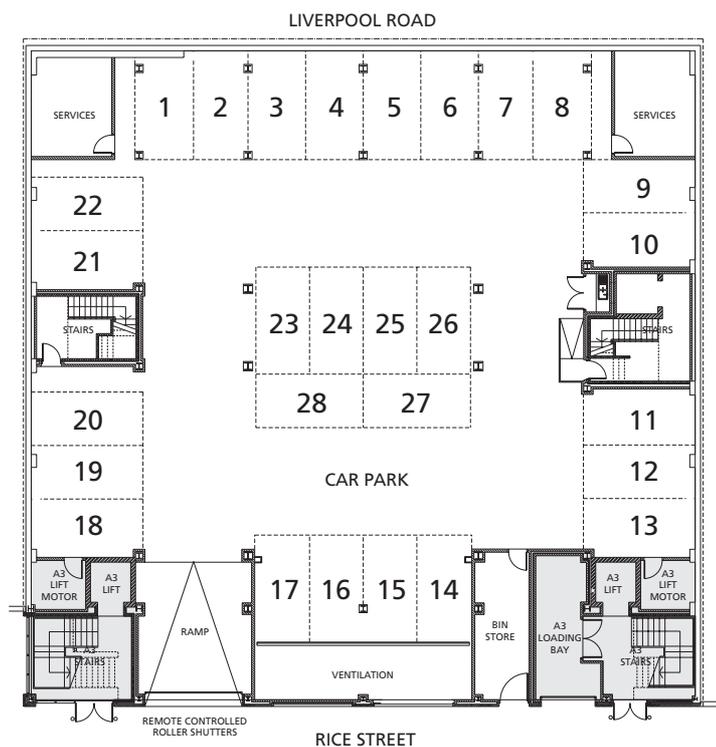
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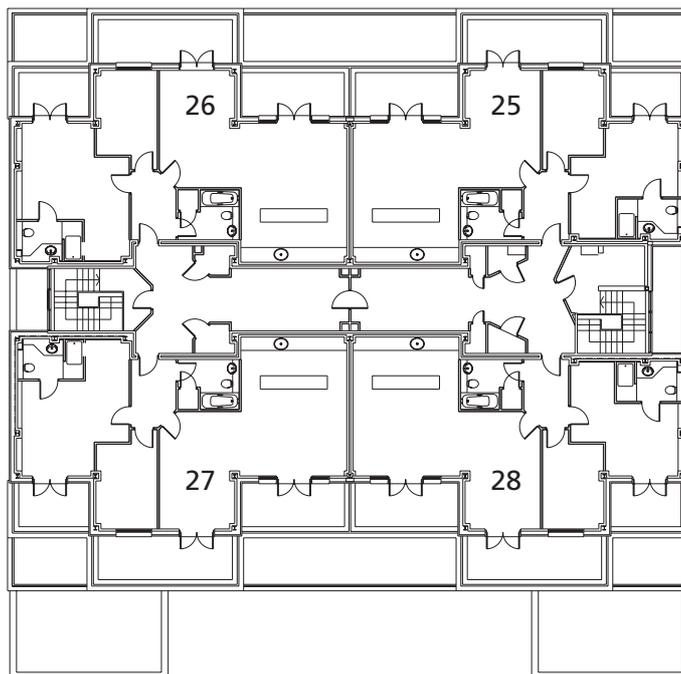
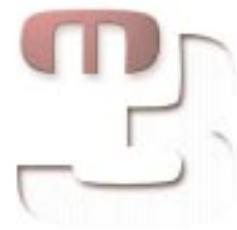
first floor



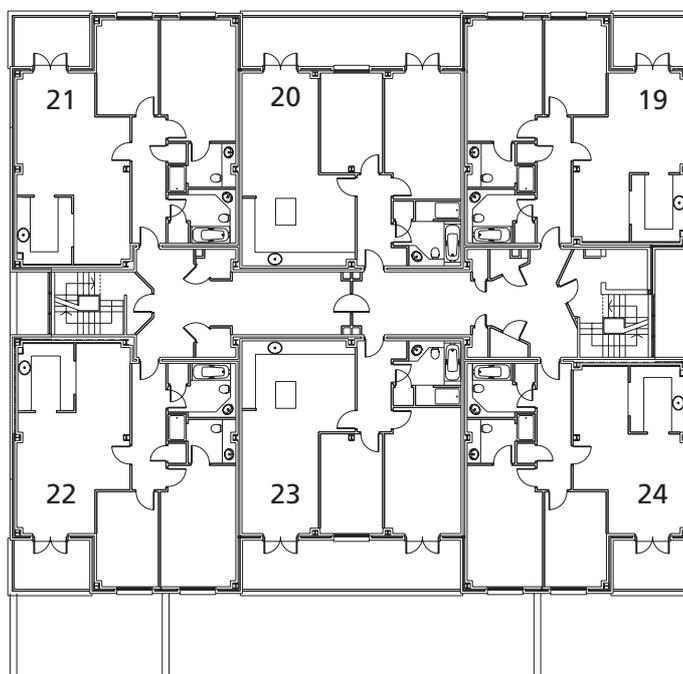
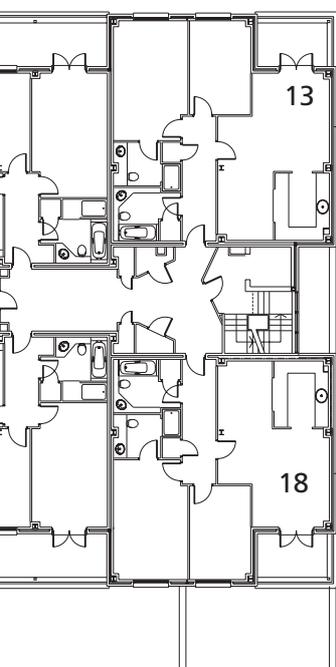
second floor



basement



fourth floor



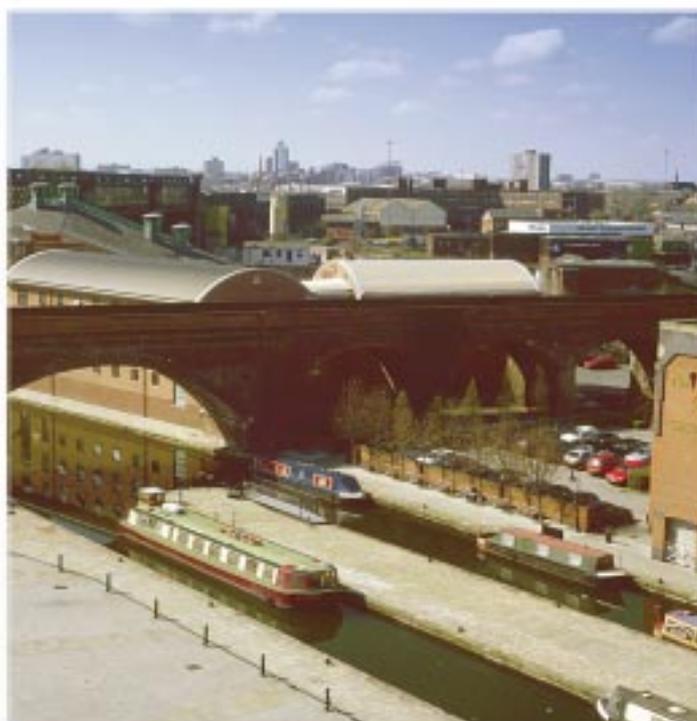
third floor

At M3, what you see is what you'll enjoy. All the images in this brochure were photographed on location within the apartments – no studio sets or artists impressions have been used.



#### Acknowledgements

- Plumbs Sound & Vision Centre, Altrincham for the loan of the Bang & Olufsen equipment.
- The Y Club at the Castlefield Hotel, who have kindly arranged special membership deals for purchasers at M3.





Cornish Place, Sheffield

## g l e e s o n h o m e s

Gleeson City Living is a specialist unit of Gleeson Homes who have for over a hundred years pursued the philosophy of building homes for its customers – not just houses.

This ethos has encouraged Gleeson to recognise the strategic role of the home in today's diverse and varied lifestyles and to develop a portfolio of homes that reflect the ever-changing needs of today's homeowners.

Determined to build homes for the 21st Century, innovation is high on Gleeson's agenda and the company takes a proactive approach in introducing new technology into homes to benefit both residents and the surrounding environment. This approach to improving the housing industry and its commitment to urban regeneration has won the company a number of prestigious awards and earned it a reputation of which it can be justifiably proud.

The M3 building in Manchester illustrates, in its design concept, Gleeson City Living's commitment to providing not just a building, but a lifestyle in the heart of a 24 hour city.



Yeoman's Row, Knightsbridge



The Depository, Royal Tunbridge Wells

For further information contact the Sales Office on:

**0161 834 5333**

or the Sole Agents:



### MISDESCRIPTIONS ACT

The information contained in this brochure is given in good faith and believed to be accurate, and whilst every endeavour has been made to give an accurate description of the various items, we reserve the right to amend the details according to the prevailing circumstances. The plans shown in this brochure are not to scale and should not be relied upon for measurement. Gleeson City Living's policy is one of continuous improvement and new and better design features may have been introduced since this literature was printed. This brochure does not form part of any contract nor does it constitute an offer. July 2000.