

PRESTIGE  COLLECTION

ONE PORT ST.

NORTHERN QUARTER

Where luxury meets legacy

Introducing the most exquisite standards of luxury living to Manchester's very own cultural powerhouse, One Port Street will revolutionise the build-to-rent market in the Northern Quarter.

Soon to become Manchester's most desired development, One Port Street stands in a league of its own. A five-star living experience in the city's creative capital, residents will have access to the finest amenities on the market, pushing the boundaries of resident experience like never before.



Interiors to admire

Vivid splashes of colour and contemporary art invite and inspire residents from all walks of life. Re-defining the boundaries of work-life balance, One Port Street's expansive lobby combines cosy seating space and private booths to create a casual atmosphere for working, relaxing and socialising.

Attention to detail has been carefully crafted to give residents a home of excellent comfort and style

Overview

Completion: Q4 2025

Location: Port Street, Northern Quarter,
Manchester

A landmark destination in the heart of
Manchester's creative capital

477 luxury one, two and three-bedroom
apartments

32 storeys with spectacular views across the city

Five-star lifestyle benefits including a swimming
pool, spacious gymnasium, and 7th floor club
lounge with a rooftop terrace

The first development within the Prestige
Collection

Developed and managed by:
Select Property

PRESTIGE COLLECTION

One Port Street is the first project to come from the
Prestige Collection – Select Property's flagship residential
brand, so exclusive there will only be one landmark
development in each city.

With all the amenities of a five-star hotel and the exclusivity
of a private member's club, the Prestige Collection doesn't
just tick the boxes, it defines new ones.

Amenities that define luxury

Overlooking the vibrant Northern Quarter, the 7th floor club lounge includes Paganini's lounge & garden terrace also available for private hire; innovative co-working space with private booths; and private dining areas for residents to delight guests.

Luxury extends through the entire building, with a state-of-the-art leisure suite comprised of a 2,000 sq foot swimming pool and relaxing spa pool.

A secluded retreat away from the demands of city life, skylight windows create tranquil natural lighting whilst maintaining privacy.



City living, reimagined

A shared vision brought to life

As the proud developer of One Port Street, Select Property are collaborating with renowned local architect firm, SimpsonHaugh, and award-winning contractor, Renaker, to deliver a masterpiece of modern living.

"Manchester's skyscrapers are changing the way people live. The population in the city centre has grown from 400 in the late 1980s to more than 60,000."

SimpsonHaugh
Architects of One Port Street

Spaces that tell a story

One Port Street's interiors take inspiration from Manchester's proud industrial past and working-class roots. Embracing raw architectural elements, communal areas combine wood, metal, stone and fire to create a stylish urban sanctuary in the heart of Manchester's art district.

Taking influence from warehouse and loft conversions without the compromise on quality and layout, Port Street blends opulent luxury and urban renewal to create the ambience of a five-star boutique hotel.

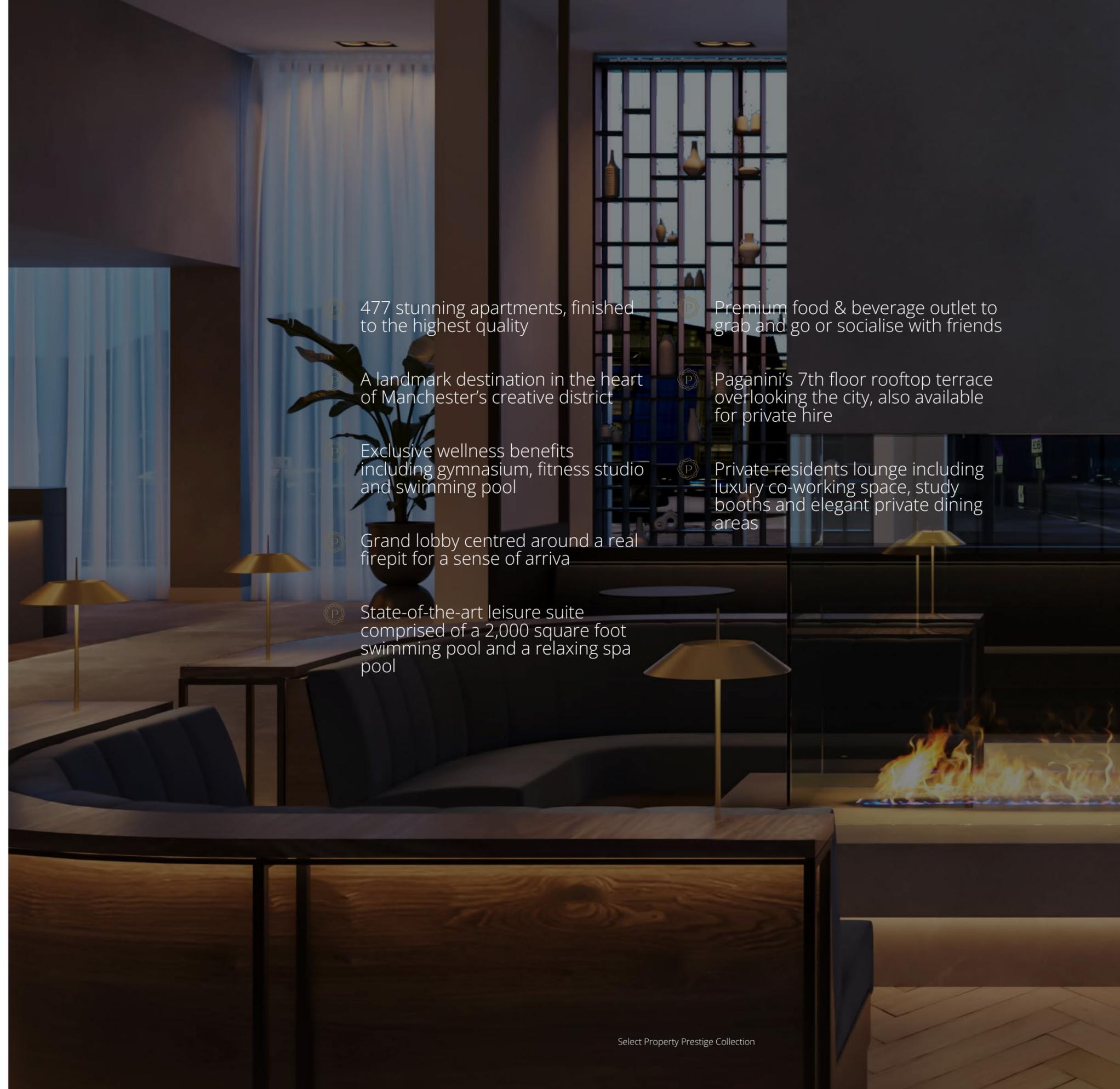
Developer:



Architect:



Contractor:



 477 stunning apartments, finished to the highest quality

 A landmark destination in the heart of Manchester's creative district

 Exclusive wellness benefits including gymnasium, fitness studio and swimming pool

 Grand lobby centred around a real firepit for a sense of arrival

 State-of-the-art leisure suite comprised of a 2,000 square foot swimming pool and a relaxing spa pool

 Premium food & beverage outlet to grab and go or socialise with friends

 Paganini's 7th floor rooftop terrace overlooking the city, also available for private hire

 Private residents lounge including luxury co-working space, study booths and elegant private dining areas

PAGANINI'S

ONE PORT ST.

An inner city retreat, Paganini's is One Port Street's 7th floor resident lounge and rooftop terrace with a functional bar available for private hire.





Where privacy meets community,
residents have their own private
ground-floor urban garden



Residents have their own leisure suite comprised of a 2,000 square foot private swimming pool and a spa pool, with skylight windows emitting natural light.





Each apartment has a stunning open plan kitchen-lounge designed to be a sanctuary for living, socialising and relaxing.



Location



The 'street-art capital' of the city, the Northern Quarter is Manchester's answer to Shoreditch, Brooklyn, or West Hollywood.



One Port Street, Northern Quarter, Manchester



Location

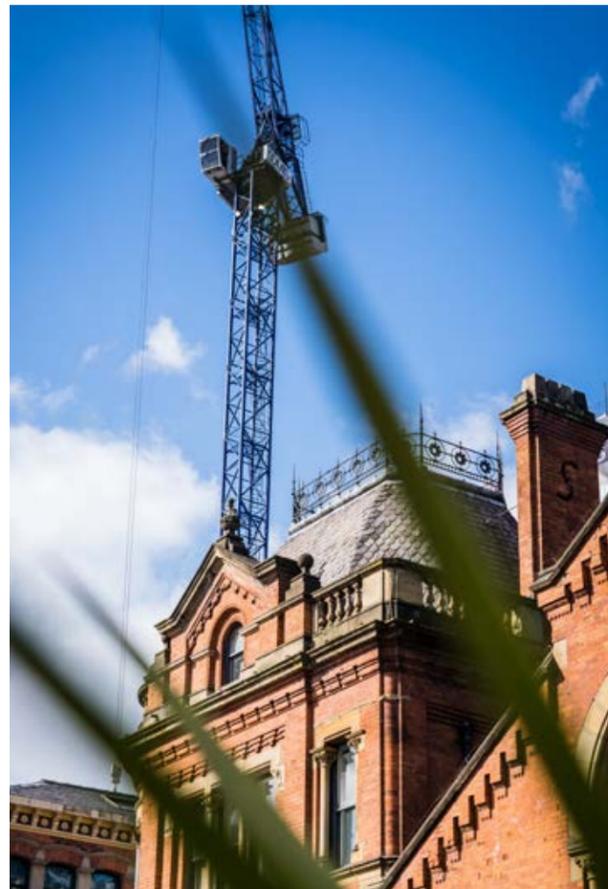
Manchester's world renowned creative centre

Strategically located.

Ideally located on Great Ancoats Street in the iconic Northern Quarter, One Port Street is nestled in a vibrant community of its own. An intimate district in the heart of the city, the Northern Quarter gives residents the best of both worlds – a tightknit community within walking distance to every corner of the city centre.

Residents will be spoilt for choice with Ancoats on the other side of the road, recently voted one of the coolest neighbourhoods in the world by Time Out Magazine.

With limited supply of residential property and hardly any available land to build in the area, One Port Street's tier 1 location is second to none.



The Northern Quarter and Ancoats

Described for years as 'up-and-coming', the Northern Quarter is officially the here and now.

Self-named 'NQ', the Northern Quarter is a world-renowned creative centre, buzzing with character rooted in its industrial past. Edwardian mills and Victorian warehouses were ideally placed to be converted into independent eateries, bars, coffee shops and music venues, characterised by exposed brick and iron columns along quintessentially British cobbled streets.

Efforts to retain the look and feel of the Northern Quarter's cultural heritage have been largely successful in the area, making it a trendy hotspot for young professionals to live and work.

The 'Street-Art Capital' of the city, the Northern Quarter is Manchester's answer to Shoreditch, Brooklyn, or West Hollywood.

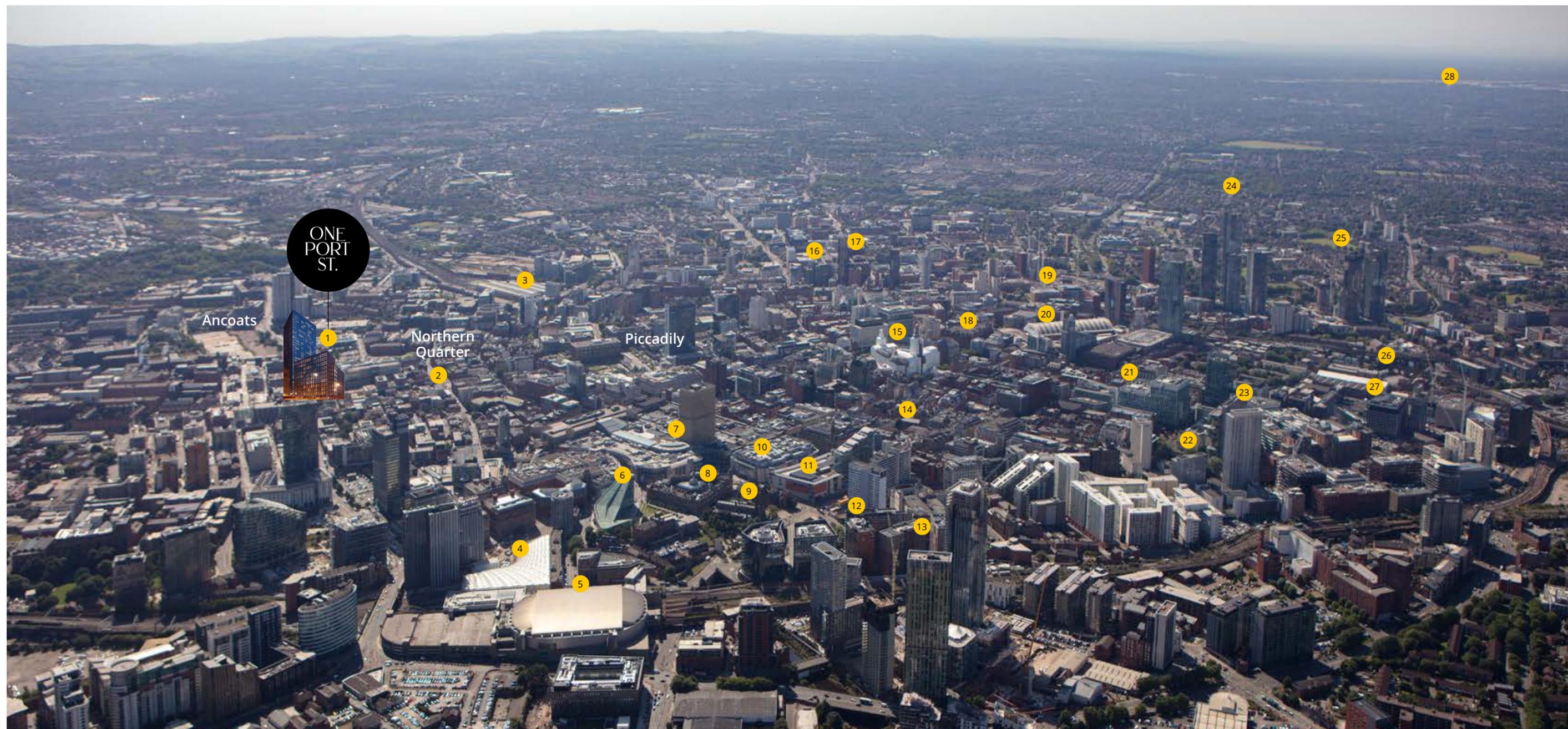
Now a lively neighbourhood of cultural, creative and digital innovation, the Northern Quarter demands a residential offering to keep pace with the needs of its inhabitants.

Once a gritty textile district, Ancoats is now a happening neighbourhood of converted mills, independent cafés, and eclectic eateries. Seamlessly bordering the Northern Quarter, its canal-side location and acclaimed food and brewery scene make Ancoats a popular hangout for young professionals working in the city centre. Embracing its historical features, 'the world's first industrial suburb' is now a cosmopolitan hipster hotspot with pop-up markets and some of the city's most renowned dining experiences, including Manchester's first Michelin star restaurant, Mana.

Post pandemic, JLL reported on a boost in demand for both rural living and urban

areas. As a result, people are looking for 'the best of both worlds' – 'cities with a village feel.' "Having elements of a rural life in urban villages with a combination of green spaces, outdoor markets, shops, cafes and restaurants has been proven to enhance community cohesion and improve the wellbeing of those living there."

One Port Street bridges this gap in the market, offering city centre living in an area with a thriving community of its own. Here, like-minded neighbours will become friends.



Location

- | | | | | |
|----------------------------------------|----------------------------|-----------------------------------|------------------------------------------|--------------------------------------|
| 1. One Port Street | 7. Arndale Centre | 13. Affinity Living Embankment We | 19. Vita Student First Street | 25. The Blade / Three60 |
| 2. Stevensons Square Northern Quarter | 8. The Print Works | 14. St. Annes Square | 20. Manchester Central Convention Centre | 26. Castlefield |
| 3. Manchester Piccadilly Train Station | 9. Manchester Cathedral | 15. Manchester Town Hall | 21. Spinningfield | 27. St. Johns |
| 4. Manchester Victoria Train Station | 10. Selfridges | 16. Vita Student Circle Square | 22. Affinity Living Riversi | 28. Manchester International Airport |
| 5. A.O. Arena | 11. Harvey Nichols | 17. Vita Living Circle Square | 23. Affinity Living Rivervi | |
| 6. National Football Musuem | 12. Citysuits Apart Hotels | 18. Midland hotel | 24. Crown Street, Elizabeth Tower | |



One Port Street

A new benchmark for inner-city living

One Port Street is our most prestigious project yet – a bespoke residence with all the amenities of a five-star hotel and the exclusivity of a private member's club.

With its tier 1 location, outstanding specification and unrivalled amenities, One Port Street is the first development within our new flagship brand, the Prestige Collection.

Embracing the Northern Quarter's charm and character, this bespoke development will set a new benchmark for inner-city living. We are incredibly excited to be developing in the creative epicentre of the city for the first time, addressing the gap in Manchester's purpose-built rental market with the highest quality offering.

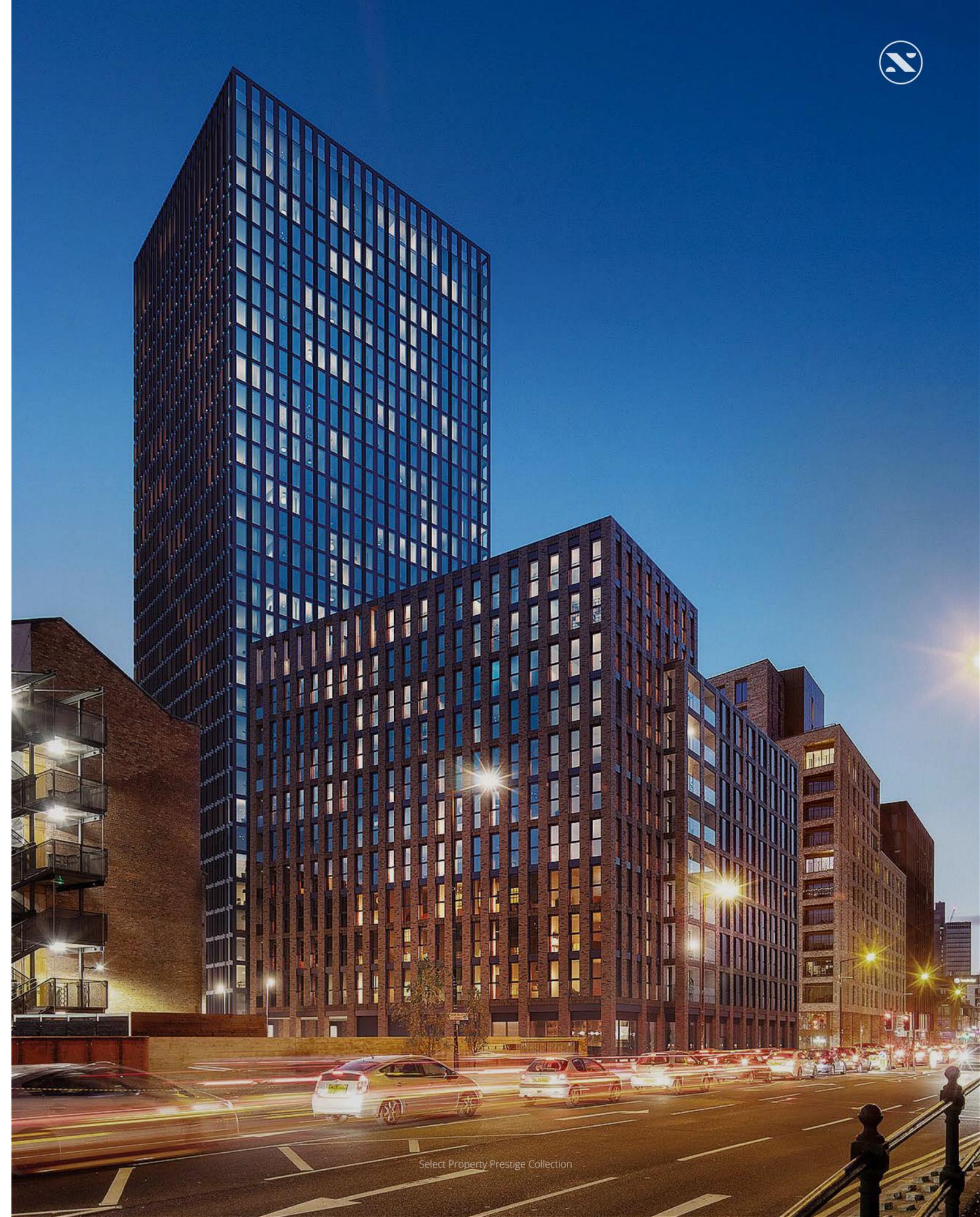
Our strong track record as a developer and an exclusive investment partner gives me absolute confidence that One Port Street will be one of the finest investments to launch in the UK in recent years. With eight residential Manchester developments in our portfolio, we are one step ahead in understanding what the city's tenants are looking for.

Given Manchester's current performance as an investment city and its exciting future growth projections, this is an opportunity not to be missed. Our proven investment model in times of wider uncertainty demonstrate the resilience of the UK property market, which is why investors globally choose Select Property time and time again.

What an incredible honour it is to develop in such an important area of Manchester city centre – an unmissable opportunity for Select Property and our investors.

The first development of its kind in the Northern Quarter area, One Port Street will quickly become one of the most in-demand postcodes in Manchester.

Adam Price
Chief Executive Officer



Manchester

A high growth, high demand investment city

The Economic Powerhouse of the North

A city that's attracting investment from around the world. Take just one look at the many cranes that are reshaping Manchester's skyline right now and you realise that this is a city growing.

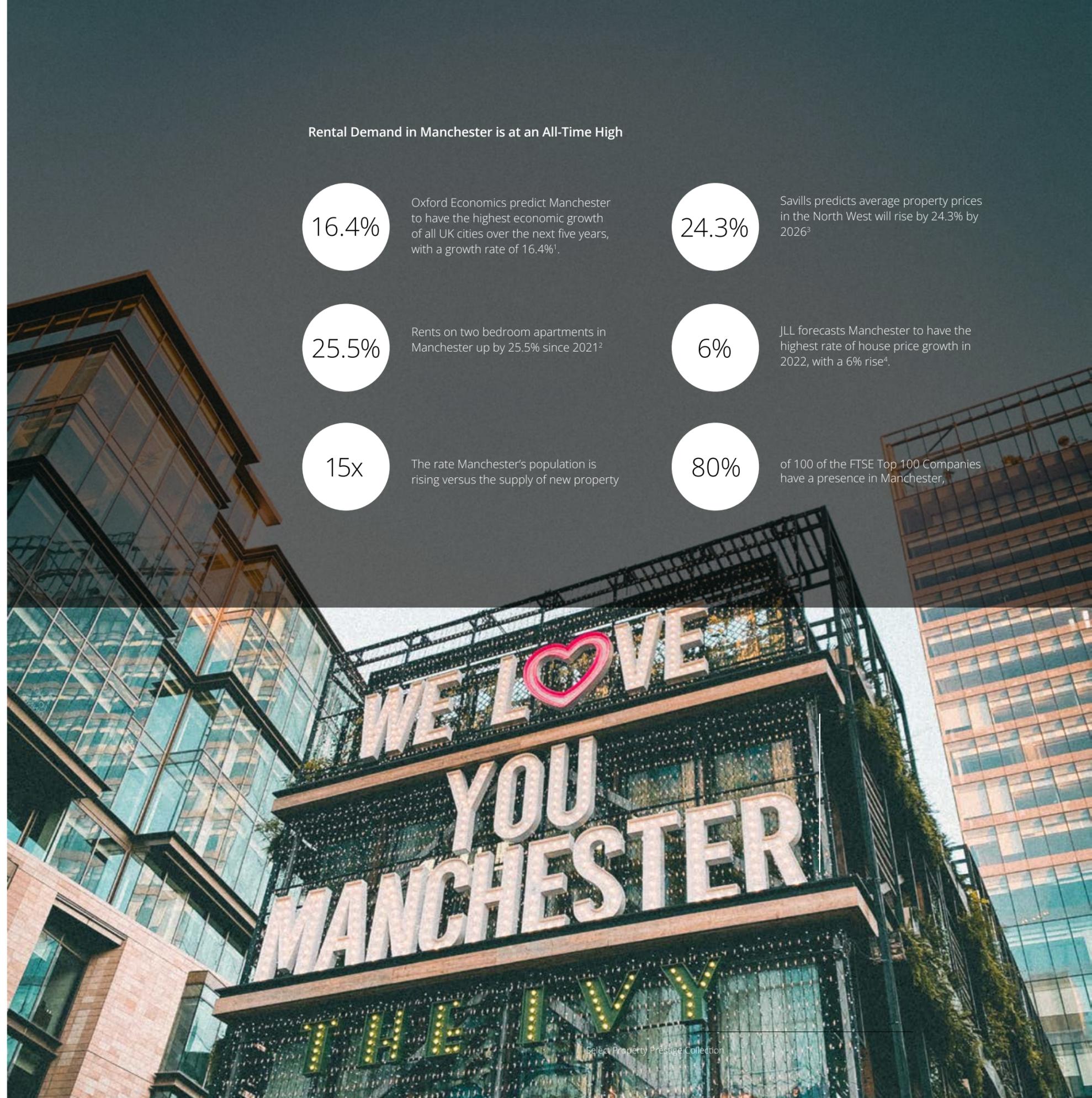
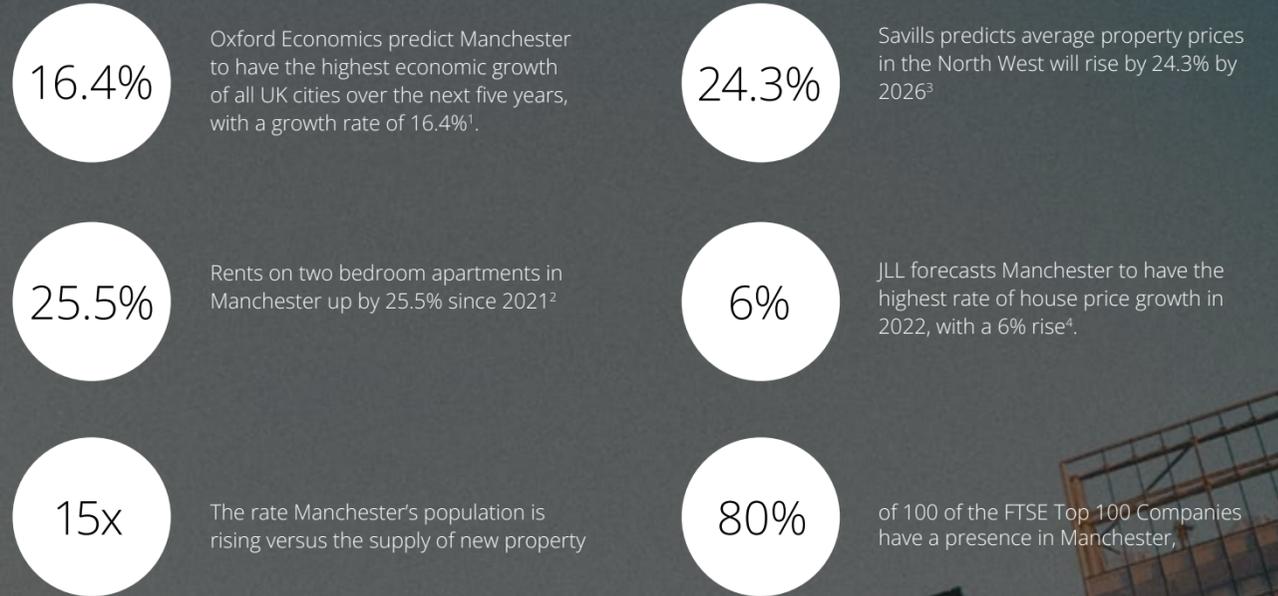
A city with a young, expanding population. Home to elite universities and world famous football clubs as well as some of the world's biggest multinationals who have chosen the city for its first-class infrastructure.

Manchester is also one of the most in demand and under supplied property markets in the United Kingdom.

With projections forecasting Manchester and the North West to drive growth in the next five years and beyond, everything is in place for the city to remain one of the strongest places to buy property in both The United Kingdom and Europe as a whole.



Rental Demand in Manchester is at an All-Time High



Manchester continued

Manchester Facts.

- 1 Voted the UK's most liveable city in Global Liveability Index for the last 11 years (2011-2022)⁵.
- 2 50% graduate retention rate from Manchester's universities, adding new workers to the city's workforce every year.
- 3 Manchester was the top-rated city to replace the capital – 1 in 6 people support this⁶.
- 4 New Government Hub in Manchester planned by 2025 to accommodate thousands of civil servants.
- 5 **Distance to London:** 200 Miles (322 Kilometres) Two hour direct train link (reduced to 68 minutes on completion of High-Speed 2 (HS2)⁷
- 6 House prices in June 2022 were 13% higher than the same month a year earlier⁸.
- 7 345,000 +New homes are needed per year in England alone just to meet increasing demand⁹.
- 8 Unlike more volatile markets such as Cryptocurrency and Stocks & Shares, UK property is underpinned by a supply and demand imbalance.

Region: North West England
Population: 2.8 Million



Despite wider uncertainty, UK property remains one of the strongest investments you can make. Defying economic conditions, house prices in the UK are continuing to rise.

“Despite increasing pressures on the cost of living, in the prime rental market we have seen a continuation of strong rental growth, given an ongoing imbalance between limited supply and strong demand across a wide range of tenant groups.”

Lucian Cook
Head of Residential Research, Savills



Manchester continued

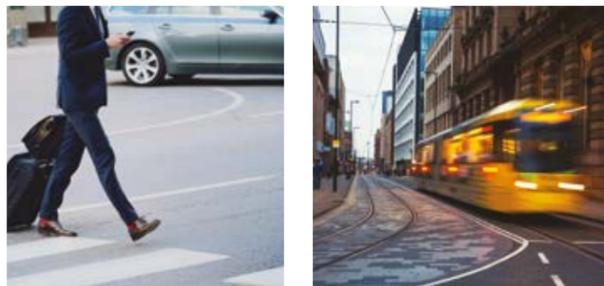
Proud past,
exciting future.



“The Manchester worker bee is one of the best-known symbols of Manchester and has been an emblem for the city for over 150 years. The bee denotes Mancunians’ hard work ethic and the city being a hive of activity. It has also come to represent the sense of unity in our great city.”



‘Manchester Named as Top World Destination 2023’



One Port Street, Northern Quarter, Manchester

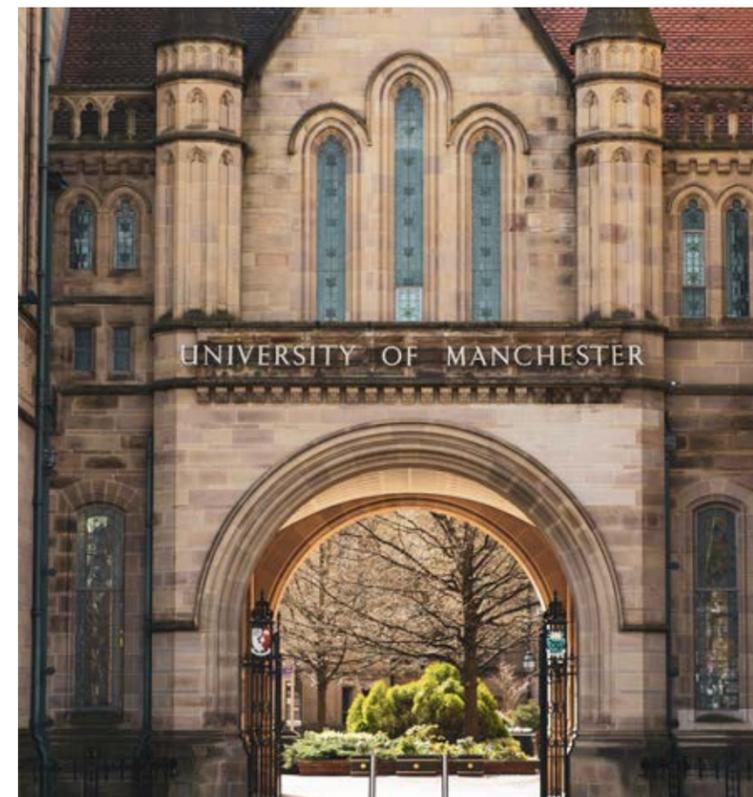


‘The Best of Both Worlds’

JLL reported that post-pandemic, people are looking to live in ‘cities with a village feel’. This is Manchester’s appeal.



‘Foreign investors pour cash into the Northern Powerhouse’



Named by National Geographic as a top destination in the world to visit 2023



TimeOut named the Northern Quarter one of the coolest neighbourhoods in the world 2022



Select Property Prestige Collection

References

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NORTHERN QUARTER

Please note that the information that we distribute is produced with great care and believed to be correct at the time (September 2022), to the best of our knowledge. Pictures, computer-generated views, layouts and other details are given as a general guide and may change from time to time in accordance with the final designs of the development and appropriate planning permissions.