



Knutsford
Parkhill Court



Knutsford, WA16 8AB

Parkhill Court

£339,950



The Property

This beautifully presented two-bedroom ground floor apartment has been recently improved by the current owner to now provide light, spacious and flexible living accommodation in a modern style. Particular mention must be made of the large living room with feature fireplace and French doors to the gardens, the separate dining room with sliding doors to the living room, the refitted shower room in a wet room style as well as the separate cloakroom/WC and generous proportion throughout.

Located in a super position at the rear of the development, overlooking communal gardens, in the heart of the town centre, a short walk to all local amenities whilst being ideally positioned for all major network links to the Northwest and beyond.

The property is approached over tarmac driveway with allocated parking and garage leading to sweeping pathway through communal gardens.

Laid to lawn in the main with a wide range of deep borders containing a wealth of mature plants and foliage, well screened by established trees kept in an immaculate manner. Flagged patio area, accessed through the French doors in the main reception space, provides ideal opportunity for alfresco dining and enjoying the lovely aspect.

Directions

From the roundabout in Canute Square travel along King Edward Road (A50), turning left at the traffic lights, passing the railway station. Proceed through the next lights up Brook Street turning immediately left at the brow of the hill onto Mobberley Road, opposite The Legh Arms public house. Turn first right onto Manor Park South and follow the road round where Parkhill Court will soon be seen.

- Beautifully presented ground floor apartment
- Superb town centre location
- Spacious & flexible living accommodation
- Cloakroom/WC
- Two generous bedrooms
- Refitted shower room
- Communal gardens
- Garden store
- Off road parking
- Garage
- No Chain

Postcode – WA16 8AB

Tenure – Leasehold (999yr lease)

(Management Fee £350 per quarter

Ground Rent £20 per annum)

Local Authority – Cheshire East

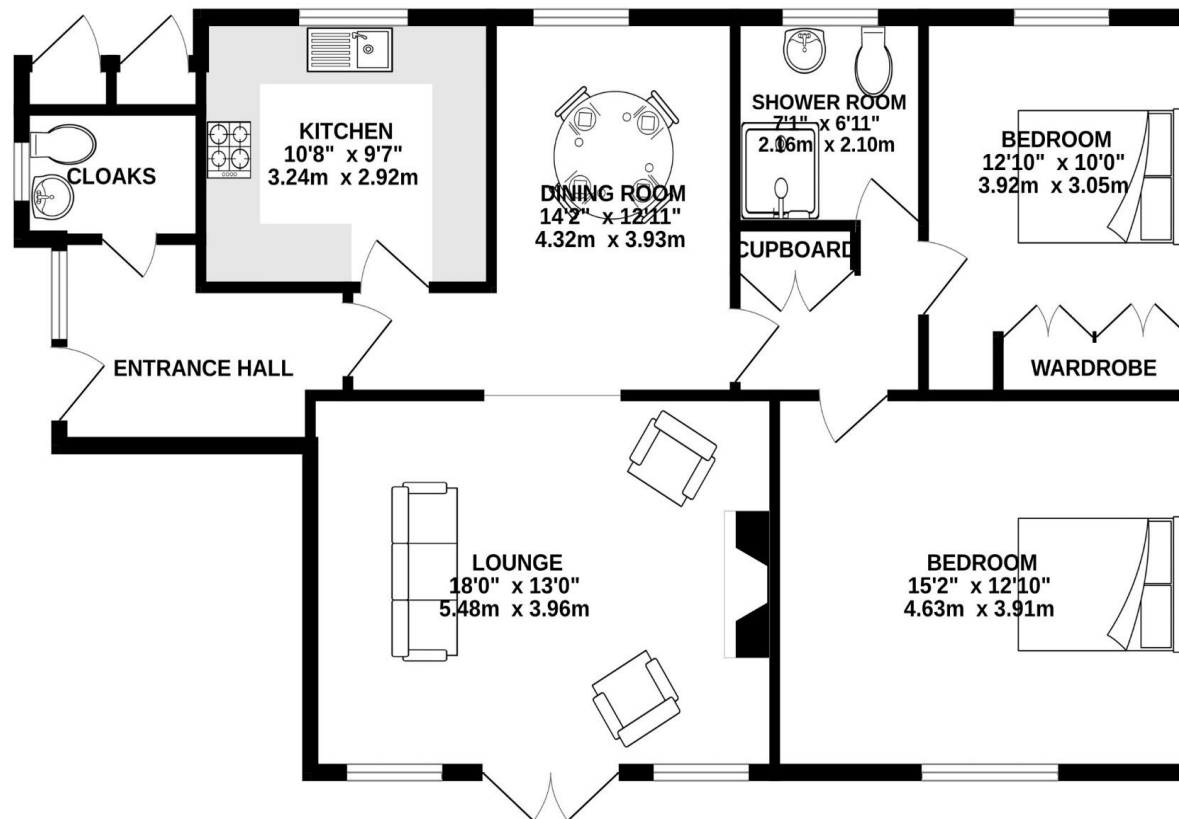
Council Tax – Band D

EPC – D



GROUND FLOOR
952 sq.ft. (88.5 sq.m.) approx.

EXTERNALLY
164 sq.ft. (15.3 sq.m.) approx.



TOTAL FLOOR AREA : 1117 sq.ft. (103.8 sq.m.) approx.

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