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35 Lowry Court, Hyde, SK14 6TG

£85,000

A Wilson Estates are delighted to offer for sale this well presented one bedroom retirement apartment, located in the highly desirable Lowry Court development in Mottram. Exclusively for residents aged 55 and over, this well-maintained complex offers an array of excellent amenities, including a residents' lounge, on-site hairdressers, laundry room, guest bedrooms for visitors, and beautifully maintained communal gardens.

Situated on the first floor, with lift access, the apartment features an entrance hall, a comfortable lounge, a modern kitchen, a spacious bedroom with fitted wardrobes, and a shower room. The property also benefits from warden control, providing added peace of mind. Residents enjoy full access to all communal facilities, and there is a lovely sense of community within the complex, with regular social events available to enjoy.

The location of Lowry Court is for those visiting with well established road networks via the M67 and M60 motorway links, local bus routes, and nearby Broadbottom, Hattersley and Godley Train Stations.

There are amenities nearby including a convenience store and post office on Stalybridge Road, with Tesco Supermarket a short drive away. The towns of Stalybridge,

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Hall
Door to storage cupboard. Door to cupboard housing hot water tank. Loft hatch providing access to loft area for storage.

Lounge
14'10" x 10'8" (4.52m x 3.25m)
Double glazed window to rear elevation with views overlooking the communal gardens. Fitted carpet. Electric wall heater. Feature fireplace with electric fire. Two light fittings to ceiling. Open plan archway to:

Kitchen
7'7" x 7'2" (2.31m x 2.18m)
Fitted with matching range of base and eye level units with coordinating worktop over. Eye level built in electric oven. Four ring electric hob with pull out extractor hood over. Stainless steel sink with drainer and mixer tap. Integrated under counter fridge. Integrated under counter freezer.

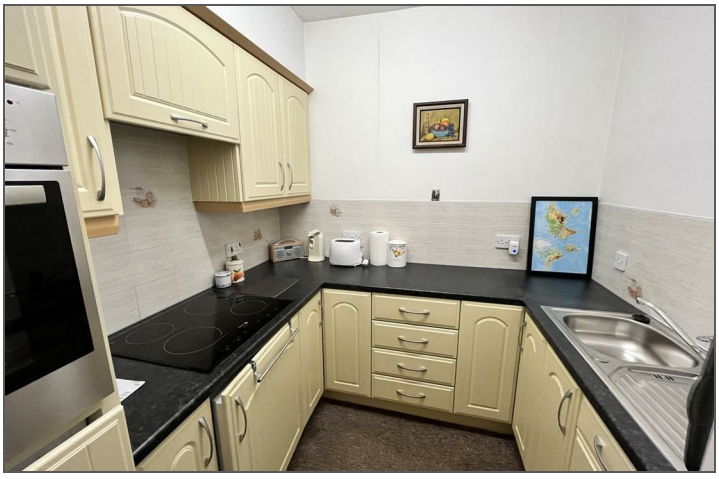
Bedroom
14'10" x 9'3" (4.52m x 2.82m)
Double glazed window to rear elevation overlooking communal gardens. Fitted wardrobes with sliding mirror doors. Fitted carpet. Electric wall heater. Ceiling light.

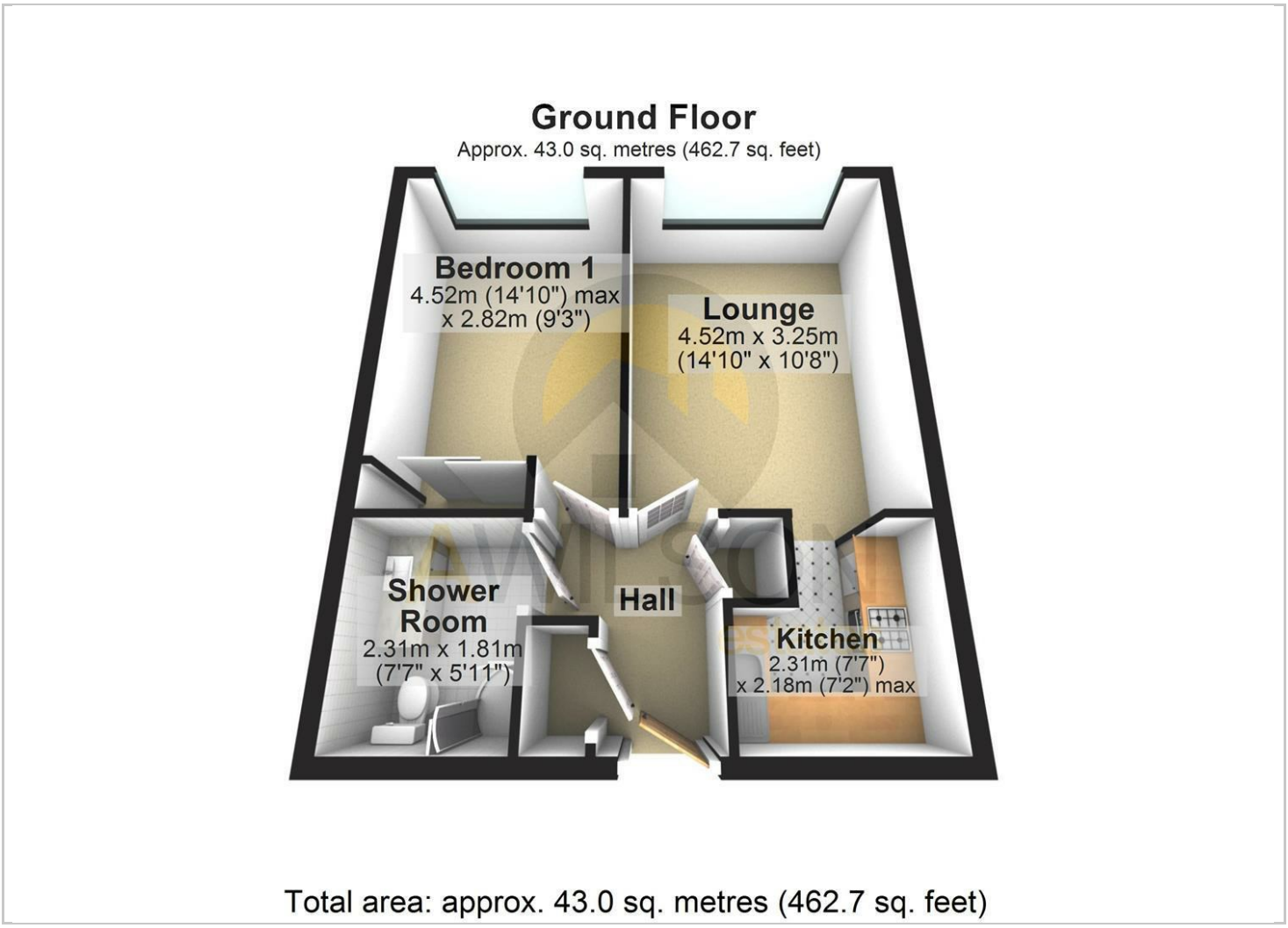
Shower Room
Fitted with three piece suite comprising corner shower cubicle with electric shower, hand wash basin and wc. Fitted carpets. Electric heated towel rail. Ceiling light.

Externally
Property benefits from access to communal gardens.

Communal Areas
This property benefits from access to a residents lounge and residents kitchen, plus access to well maintained communal gardens. There is also an on site hairdresser who visits every Wednesday, a laundry room, and guest bedrooms available for visitors. Parking is also readily available for residents and visitors.

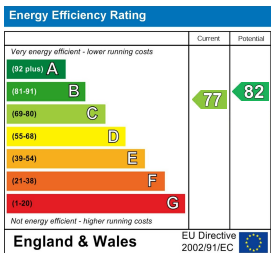
Additional Info:
Tenure: Leasehold
Service Charge: £3600 Per Annum (£1800 Bi-Annually. Service charge includes building insurance, maintenance of all communal areas. Warden control within apartment. On site hairdresser every Wednesday. Access to communal areas and use of Laundry room. On site parking for residents and visitors. Use of Guest Suites for visitors to stay over)
EPC Rating: C - 77 - 82
Council Tax Band: B

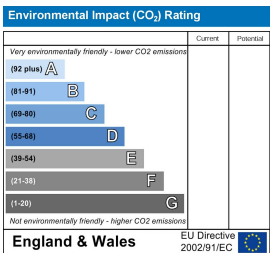




Viewing

Please contact our A Wilson Estates Ltd Office on 0161 303 0778 if you wish to arrange a viewing appointment for this property or require further information.





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