



Flat 24 The Point Crewe Road

ST7 2JJ

Guide Price £119,995



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STEPHENSON BROWNE

PERFECT FIRST TIME BUY/INVESTMENT PROPERTY - A well appointed TWO DOUBLE BEDROOM, second floor apartment situated within this modern development, conveniently positioned in a popular location close to a wide range of amenities, highly regarded schooling and excellent road links such as the A500 & M6 and a bus stop within close proximity. There is also a convenience store handy located at the bottom of the development.

Accompanying the apartment are a number of attributes worthy of mention, some of which include: Double glazing throughout, a wall mounted intercom system and secure electric gated access, a generous main bedroom which can easily accommodate a king-size bed, neutral décor & floor coverings throughout, a bathroom with white, three piece sanitary ware and additional shower over, a handy storage cupboard off the landing and a superb open-plan lounge/kitchen-diner complete with a range of wooden style units, contrasting working surfaces and an oven, hob and extractor.

Externally, the property benefits from allocated off-road parking which can be located at the rear of the development.

Early viewing is strongly advised to fully appreciate the apartments location, internal condition, true size and many favourable attributes.

Accommodation

With secure automatic entrance gates at the side of the complex leading into to private car park and communal grounds.

Entrance Lobby

With secure entrance lobby having wall mounted intercom system having both stair and lift access to the apartment, which can be found on the second floor.

Entrance Hall

With wooden entrance door, inset spotlighting, doors to all rooms, a wall mounted electric heater, thermostat, a built-in storage cupboard, door into:

Open Plan Lounge/Diner

16'4" x 12'8" (5.000 x 3.868)

With inset spotlights, a wall mounted intercom system, double glazed window to front elevation, ample power points, TV point, telephone point, a wall mounted electric heater, opening into:





Kitchen

11'7" x 6'4" (3.534 x 1.938)

Having tiled flooring, a range of wall, base and drawer units having granite effect roll top work surfaces over incorporating a one-and-a-half bowl stainless steel sink drainer unit with chrome mixer tap, tiled splashback and cupboard below, space and plumbing for automatic washing machine, integrated four ring electric hob with tiled splashback and stainless steel extractor canopy above, integrated oven, space for freestanding fridge freezer, space for under counter dryer, extractor point.

Bedroom One

16'8" (maximum) x 9'2" (5.101 (maximum) x 2.802)

A spacious master bedroom which can easily accommodate a double bed having ceiling light, double glazed window to front elevation, a wall mounted electric heater, TV point and ample power points.

Bedroom Two

11'7" x 6'6" (3.536 x 1.998)

Another good size double room with pendant light, double glazed window to front elevation, a wall mounted electric heater, ample power points.

Bathroom

With inset spotlights, extractor point, ceramic wall tiling with complementary tiled floor, a chrome ladder style heated towel rail, a white three piece suite comprising of; A low level push button WC, a pedestal hand wash basin with chrome mixer tap and tiled splashback, a panelled bath with glazed pivoting shower screen housing a wall mounted chrome mixer shower over, being fully tiled where visible.

Externally

There is an allocated parking space within the private car park which is accessed via the electrically operated entrance gates which can be controlled by remote key fob.

NB: Tenure

We have been advised that the property tenure is leasehold, we would advise any potential purchasers to confirm this with a conveyancer prior to exchange of contracts.

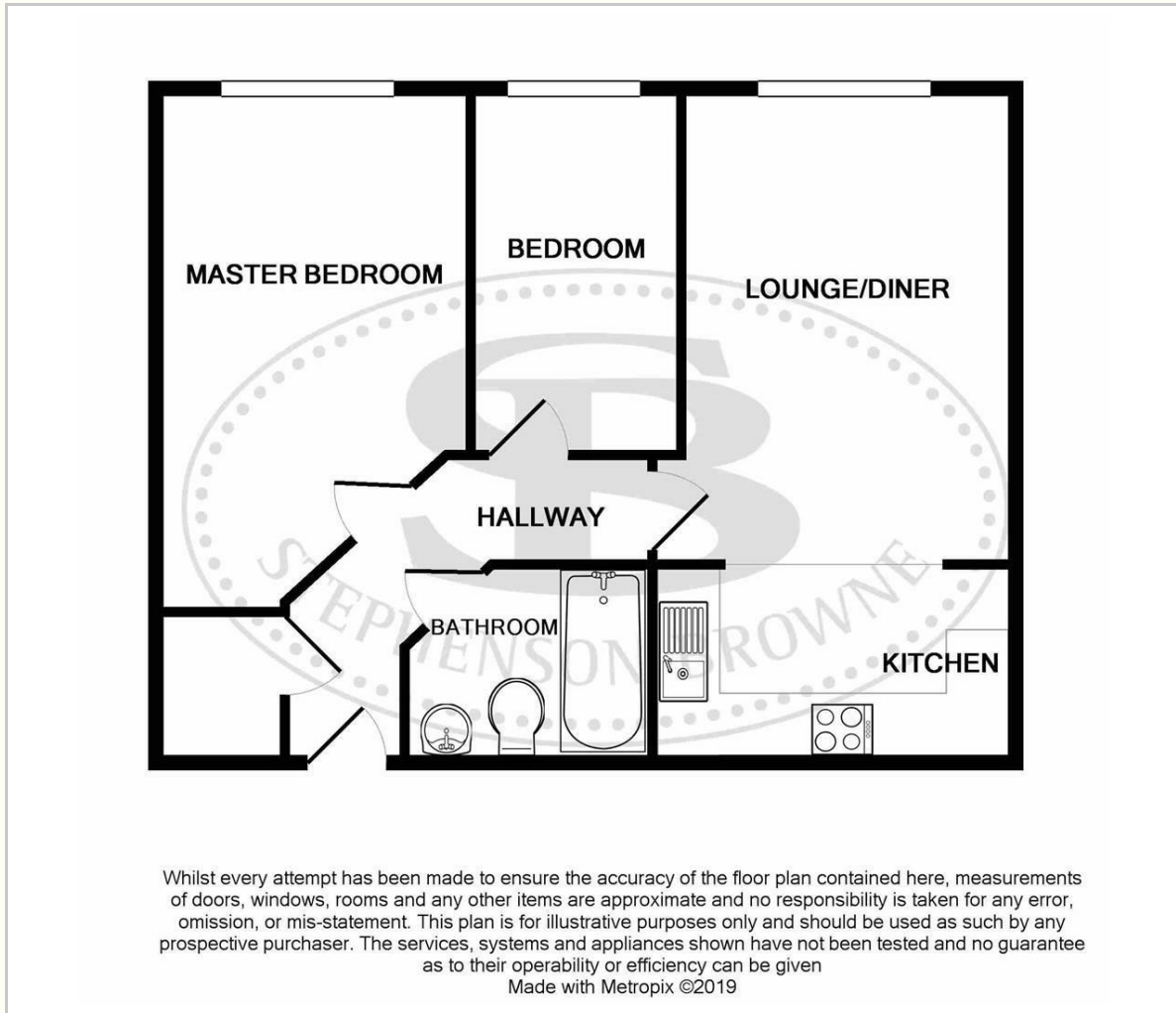
Council Tax Band

The council tax band for this property is B.

NB: Copyright

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Floor Plan



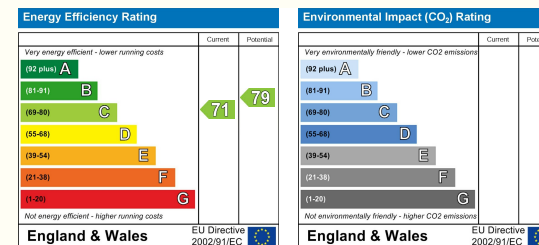
Viewing

Please contact our Alsager Office on 01270 883130 if you wish to arrange a viewing appointment for this property or require further information.

Area Map



Energy Efficiency Graph



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