



**GASCOIGNE
HALMAN**

8 THE OAKS, HORSESHOE LANE, ALDERLEY EDGE

THE AREAS LEADING ESTATE AGENT



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A generous two-bedroom apartment offering almost 950 sq. ft. of thoughtfully improved accommodation, presented in excellent condition within the highly regarded development within close proximity of Alderley Edge village.

Alderley Edge offers a wide range of high quality shops and restaurants, with more extensive facilities in nearby Wilmslow. Marks and Spencer, Tesco and John Lewis are a short drive away. The village has a range of social and recreational facilities, and local schools cater for children of all ages. Alderley Edge is well placed for easy access to Manchester and Stockport, the M56 is accessible at Ringway and the M6 at Holmes Chapel. Alderley Edge train station offers a fast electric commuter service with Inter City links available in Wilmslow. Manchester International Airport is only a short drive away.





DESCRIPTION

Situated just off Horseshoe Lane on the edge of Alderley Edge village, the development is set within pleasant communal grounds and benefits from both allocated parking and a garage within the communal block.

Since acquiring the property, our clients have invested significant time and resources into upgrading and modernising the accommodation. The kitchen and bathrooms have been comprehensively refurbished, while the property has been redecorated and re-carpeted throughout. The result is a home that feels light, bright and stylish, truly in show-home condition and ready to move into.

Located on the second floor, the apartment is accessed via a communal entrance and stairway. A private entrance hall with a useful storage cupboard leads into an internal hallway, with further built-in storage and from which all rooms are accessed.

The main living space is a generous lounge/dining room, featuring a bay window overlooking the front and offering ample reception space, with an electric fire and surround providing the principal focal point.

The dining kitchen has been beautifully refurbished, fitted with a recently installed range of high-gloss white units, quartz worksurfaces and integrated appliances.

Both bedrooms are comfortable doubles. The master benefits from a recently refitted en-suite shower room, while the main shower room has also been stylishly upgraded and is particularly spacious.

Externally, residents enjoy communal gardens to the rear, together with the benefit of allocated parking. With the garage belonging to this property located second in from the right-hand side and includes lighting and a water supply, ideal for car washing or practical use.

Conveniently located close to the village centre, the train station and a wide range of amenities, this is a superb opportunity to acquire a beautifully presented, spacious two-bedroom apartment in a highly desirable location.

DIRECTIONS

SAT NAV: SK9 7QP

TENURE

Leasehold. xxx Years remaining. Ground Rent £xx pa

SERVICE CHARGE

Service charge £xx pm

LOCAL AUTHORITY

Cheshire East Council

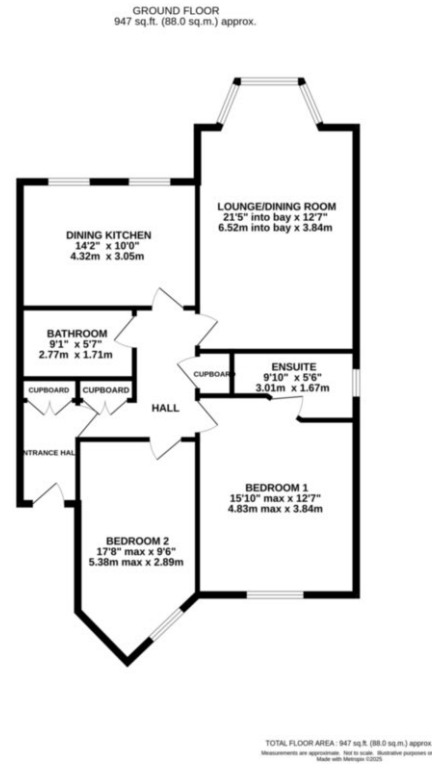
TAX BAND

Band: E

VIEWINGS

Viewing strictly by appointment through the Agents.

FLOORPLAN



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ALDERLEY EDGE OFFICE

01625 590 373

alderley@gascoignehalman.co.uk

6 London Road, Alderley Edge, Cheshire, SK9 7JS

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