



**GASCOIGNE
HALMAN**

84 THE BEECHES, WARFORD PARK, FAULKNERS
LANE, MOBBERLEY

THE AREAS LEADING ESTATE AGENT

An exceptional recently redecorated and newly carpeted top floor apartment, with balcony and lift access. This sought-after development is tailored towards the over 55's and enjoys fabulous views from the balcony over the surrounding countryside. NO CHAIN.

Located within this ever-popular "green field" development geared mainly towards the over 55's, The Beeches is a welcoming block of particularly spacious apartments, all benefitting from lift access, well-tended communal gardens, and allocated residents' parking space. The development is surrounded by open countryside, flanked by parkland and formal landscaped grounds of about 17.5 acres. The Park has a privately owned Health Club - C Space, a Tennis Court, a Bowling Green with a Pavilion, a Lake, and a Fountain.

This impressive recently redecorated and newly carpeted top-floor apartment provides well-proportioned accommodation briefly comprising; a hallway with storage, a bright and spacious open plan designed living/dining room with fitted kitchen, and patio doors opening to the balcony. There are two good-sized bedrooms, the Principal bedroom benefitting from fitted wardrobes and an En-suite. A bathroom with a 3-piece suite completes the accommodation.

DIRECTIONS

SAT NAV: WA16 7RS

LOCATION

Mobberley is one of the most sought after semi-rural villages, catering for day to day requirements and well located for easy access into Knutsford and Wilmslow town centres. Mobberley itself has its own rail station, providing frequent commuter service to Manchester, together with a number of well known public houses. The nearby town centres however cater for more comprehensive shopping facilities and include a number of larger retail outlets.

SERVICES (NOT TESTED)

All mains services are connected but have not been tested and you are advised to make your own enquiries and/or inspections.

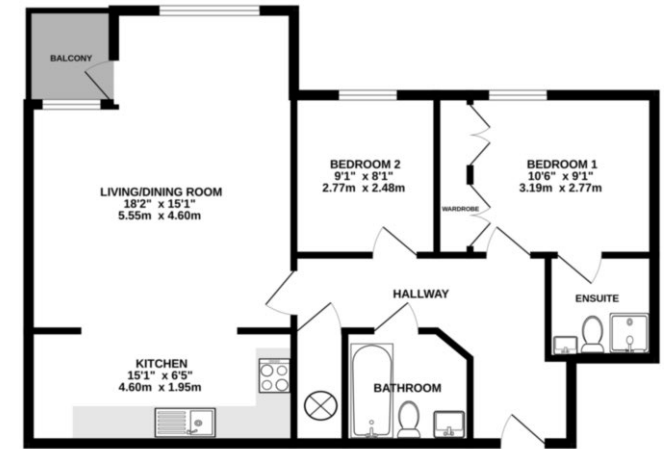
LOCAL AUTHORITY

Cheshire East Council Tax: E

TENURE

Leasehold. Service Charge & Ground Rent £292pcm. 118 years remaining

GROUND FLOOR
728 sq.ft. (67.6 sq.m.) approx.



TOTAL FLOOR AREA: 728 sq.ft. (67.6 sq.m.) approx.
Measurements are approximate. Make us call. Not for contract purposes only.
Made with Homestyler 2024

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**GASCOIGNE
HALMAN**

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