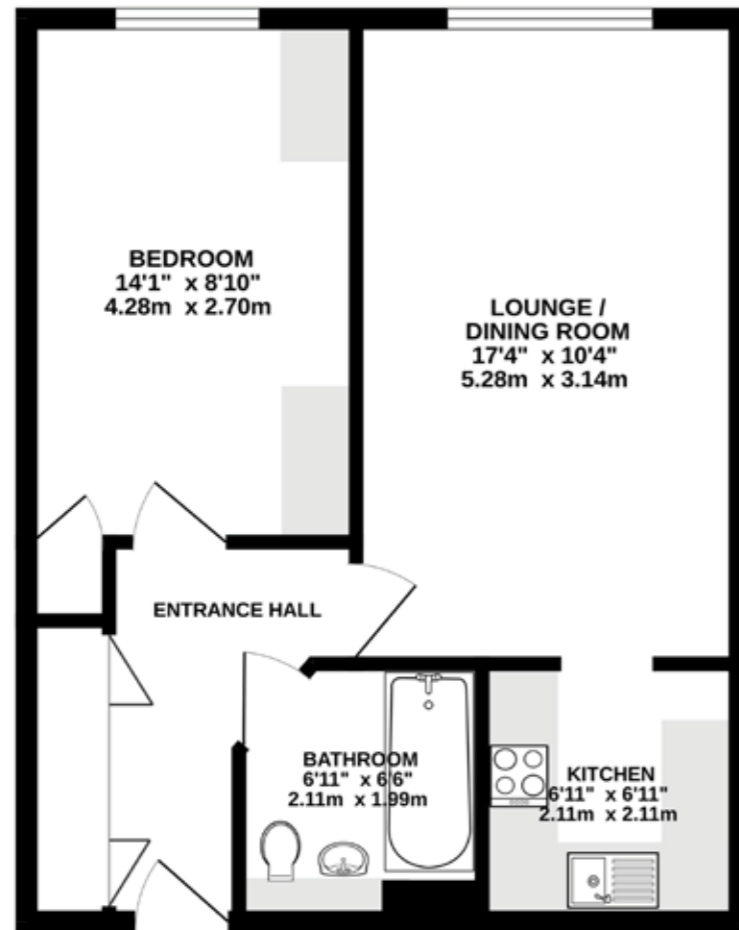


FIRST FLOOR
462 sq.ft. (43.0 sq.m.) approx.



TOTAL FLOOR AREA : 462 sq.ft. (43.0 sq.m.) approx.
Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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THE AREAS LEADING ESTATE AGENCY

20 LYNWOOD
Victoria Road, Wilmslow
£125,000



A REFURBISHED retirement apartment for those aged 60 and over, in the POPULAR LYNWOOD development situated in the centre of WILMSLOW. Presented to a HIGH STANDARD with modern bathroom suite and recently fitted bedroom furniture.

Wilmslow
40, Alderley Road, WILMSLOW SK9 1NY
01625 536434 wilmslow@gascoignehalman.co.uk

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GASCOIGNE HALMAN

- CENTRALLY POSITIONED RETIREMENT APARTMENT
- BEAUTIFULLY PRESENTED THROUGHOUT
- GOOD FACILITIES INCLUDING A RESIDENTS LOUNGE AND ON-SITE HOUSE MANAGER

- LIFT TO ALL FLOORS
- PARKING SPACES AVAILABLE TO RENT (SUBJECT TO AVAILABILITY)
- ONE BEDROOM FIRST FLOOR APARTMENT

£125,000

20 LYNWOOD

Victoria Road, Wilmslow



DESCRIPTION

A fantastic first floor retirement apartment which is presented to a high standard throughout, located in the popular Lynwood development which is conveniently positioned in the centre of Wilmslow. At the development there are various facilities for residents including a communal lounge, laundry facilities and house manager. In brief the apartment comprises entrance hall with large mirror fronted storage cupboards, bedroom, large living room, modern bathroom and separate kitchen.

It is worth mentioning that internally this apartment offers accommodation which is ready to move into. The current service charge is £1,237.72 per quarter (subject to verification by solicitors). Please Note: It is possible that there could be a charge made upon selling a retirement apartment, payable to the management company. Please contact the office for further details.

LOCATION

Conveniently situated within Wilmslow town centre with its excellent range of shops and general services, restaurants, cafes and amenities. Wilmslow railway station is within walking distance and is on the main line to London Euston and also provides a regular service to Manchester and surrounding districts. The North West motorway network is within a short drive as is Manchester Airport and the A34 Wilmslow by-pass which provides access to the stores at Handforth Dean and Cheadle. Wilmslow has a leisure centre and library and there are also a number of private sporting clubs in the area.

DIRECTIONS

Sat-Nav: SK9 5HN

TENURE

Leasehold for 125 years from 01/01/1984 with a ground rent of £70 p.a. Subject to verification by solicitors.

SERVICES (NOT TESTED)

Services have not been tested and you are advised to make your own enquiries and/or inspections. There is no mains gas.

LOCAL AUTHORITY

Cheshire East. Property Band: C

VIEWING

Viewing strictly by appointment through the Agents.

TWENTY NETWORKED OFFICES THROUGHOUT CHESHIRE, SOUTH MANCHESTER & THE HIGH PEAK



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