



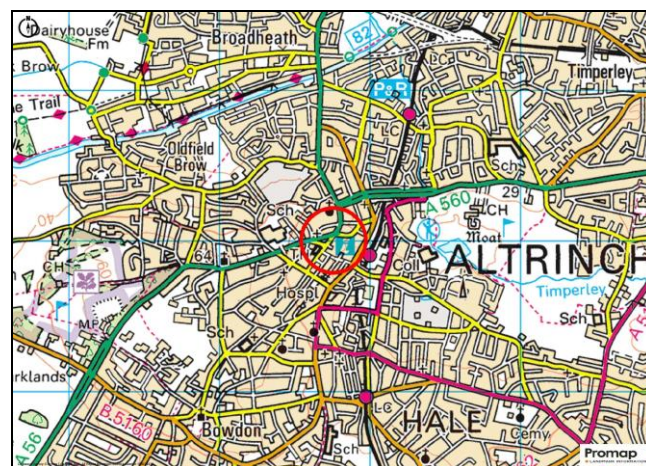
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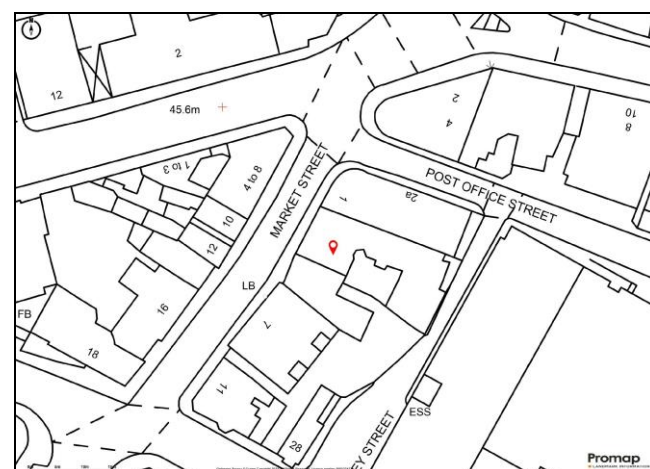


INDEPENDENT ESTATE AGENTS

location

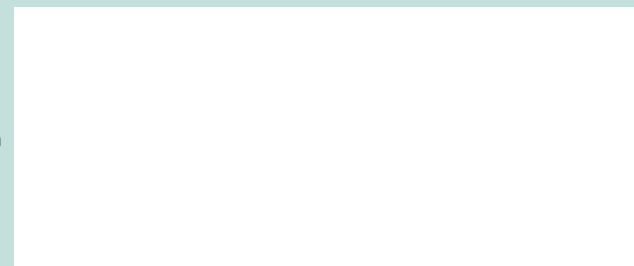


From Watersons Hale Office, proceed along Ashley Road in the direction of Hale Station continuing over the crossings to the traffic lights. At the traffic lights, turn right into the continuation of Ashley Road and then over the mini roundabout towards Altrincham Town Centre. Ashley Road becomes Railway Street. Take the first left onto Regent Road, turn right into Greenwood Street, bearing left and then left again into Market Street and the property will be found on the right hand side.



energy efficiency

In line with Government Legislation, we are now able to provide an Energy Performance Certificate (EPC) rating (see table on the right).



AGENTS NOTES Please note that we have not tested any apparatus, equipment, fixtures, fittings or services and so cannot verify the they are in working order or fit for their purpose. Furthermore solicitors should confirm moveable items described in the sales particulars are in fact included in the sale since circumstances do change during marketing or negotiations. A final inspection is recommended prior to the exchange of contracts. Although we try to ensure accuracy, measurements used in this brochure may be approximate. Therefore if intending purchasers need accurate measurements in order to have carpets fitted or ensure that existing furniture will fit they should take the measurements themselves.

www.watersons.net



WATERSONS

INDEPENDENT ESTATE AGENTS

Apartment 2, 1a Market Street Altrincham, Cheshire, WA14 1QE



A BEAUTIFULLY PRESENTED AND SUPERBLY APPOINTED APARTMENT IN THIS DESIRABLE LOCATION IN THE HEART OF ALTRINCHAM TOWN CENTRE, CLOSE TO THE METROLINK. 969sqft.

Hall. Cloaks. Living Area. Breakfast Kitchen. Utility. 16' Bedroom. Bathroom. Balcony. Optional Parking.

“A beautifully presented Apartment
in the heart of the Town Centre”

£270,000

www.watersons.net

in detail



A beautifully presented Apartment in an impressive period conversion located in the heart of Altrincham Town Centre with the Market Quarter, bars, shops and restaurants literally on it's doorstep and walking distance to the Metrolink.



The superbly appointed Apartment enjoys the charm of a period property with 11' ceiling heights and well proportioned rooms throughout and complimented with high specification fittings to the Kitchen and Bathroom. The accommodation extends to some 969 sq ft providing a Hall, Cloaks, Living Area and Breakfast Kitchen in addition to a Utility served by a Bedroom and stylish Bathroom.

Externally, there is optional parking available and a Balcony from the Hall provides outside space.

Comprising:

Communal Entrance with entry phone system. Communal Hall with staircase rising to the Upper and Lower Floors. Private Entrance to Apartment 2.

Spacious Hall providing access to the Living and Bedroom Accommodation. Chrome finish LED lighting. Coved ceiling. Decorative radiator cover. Double doors open onto a private Balcony providing outside space.

Well-proportioned Cloaks with ample hanging and storage space.

Living Area with attractive cast iron fireplace feature. Coved ceiling. Chrome finish LED lighting.

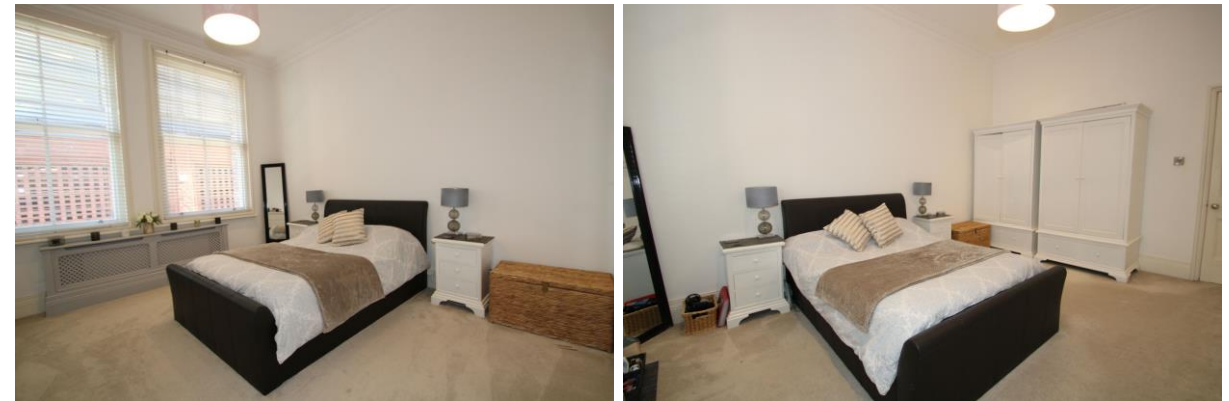
Breakfast Kitchen is fitted with an extensive range of units with worktops over, inset into which is a stainless steel sink and drainer unit. Integrated stainless steel oven, four ring gas hob with extractor fan over, fridge, freezer, dishwasher and wine cooler. Space for a breakfast bar. Sash window to the rear elevation.

Utility with built in worktop and there is space and plumbing for a washing machine. Sash window to the side elevation. Chrome finish LED lighting. Wall mounted gas central heating boiler.

The Bedroom is a superbly sized room with two large sash windows to the rear of the property. Coved ceiling. chrome finish LED lighting.

Impressive Bathroom fitted with a modern white suite and chrome fittings, providing a standalone bath, wet room style shower, dual sinks with storage below and WC. Chrome finish heated towel rail. Tiled floor with under floor heating. Chrome finish LED lighting. Coved ceiling. Extractor fan.

Externally, there is optional parking available, more details are available on request.



Approx Gross Floor Area = 969 Sq. Feet
= 89.83 Sq. Metres

