











## 31 Regent Street

## Knutsford

Stylish 2-bed apartment in sought-after Regent Street with modern finish, mobile-controlled entry & heating. Secure parking, no onward chain. Ideal for hassle-free urban living.

Council Tax band: C

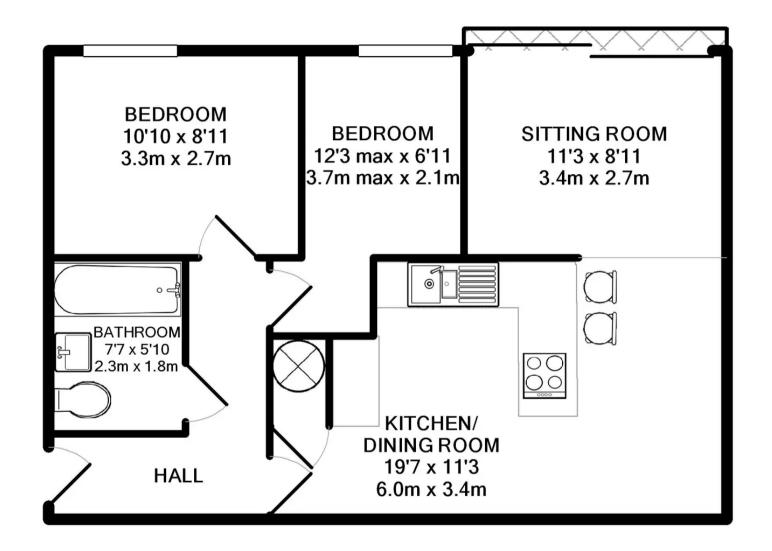
Tenure: Leasehold

EPC Energy Efficiency Rating: E

EPC Environmental Impact Rating: D

- Contemporary two bedroom apartment
- Central location in the town
- Remote door access, to the mobile phone
- Underground secure parking
- Upgraded heating system controlled by mobile phone
- No onward chain





## TOTAL APPROX. FLOOR AREA 585 SQ.FT. (54.4 SQ.M.)

Whilst every attempt has been made to ensure the accuracy of the floor plan 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



## Stuart Rushton & Company

Stuart Rushton & Co, 35 King Street - WA16 6DW

01565 757000

enquiries@srushton.co.uk

www.srushton.co.uk



We are not authorised to make or give any representations or warranties in relation to the property either here or elsewhere. We assume no responsibility for any statement that may be made in these particulars, and they do not form part of any offer or contract and must not be relied upon as statements or representation of fact. Any areas, measurements or distances are approximate. The text, photographs and plans are for guidance only. Importantly, it should not be assumed that the property has all necessary planning, building regulations or other consents and we have not tested any services, equipment or facilities. Purchasers must satisfy themselves by inspection or otherwise.