



**Apt 7, Stocks Hall Care Home Hall Lane, Mawdesley**  
**In Excess of £300,000**



## Apartment 7 Stocks Hall, Mawdesley

New to the market is this luxury over 55's two bedroom apartment located in Mawdesley at the Stocks Hall development. With lots to offer this spacious and unique apartment comprises of hallway, kitchen living, two bedroom, bathroom and great sized storage cupboard. This modern apartment accessed through electronic cards is equipped for all needs, with having two lifts and an extra helping hand on site if required. The apartment also benefits from communal gardens and lounges where all residents can gather at anytime and socialise.

Surrounded by countryside the location is perfect. This property is marketed with NO ONWARDS CHAIN.

Council Tax band: C

Tenure: Leasehold

### Key Features

- Luxury Apartment
- Two Bedrooms
- Underfloor Heating Throughout
- Video Entry To Main Door
- Communal Lounges & Gardens
- Close To Spa & Gym Complex
- Extra Care Service Available If Required
- Main Utilities Included In Management





### Entrance Hall

Front door to hallway. Doors leading to kitchen/living, both bedrooms, bathroom and storage cupboard.

### Kitchen Dining Lounge

14' 10" x 15' 2" (4.51m x 4.63m)

An excellent range of eye and low level units incorporating a stainless steel sink and drainer unit. Built in electric hob with canopy style extractor hood and built in electric oven. Integrated washing machine and fridge. Window to side overlooking communal patio.

### Bedroom One

15' 1" x 14' 10" (4.60m x 4.53m)

Currently used as a lounge. Window to side.

### Bedroom Two

10' 8" x 14' 7" (3.24m x 4.45m)

Window to side.

### Bathroom

7' 3" x 9' 5" (2.21m x 2.86m)

Four piece suite comprising a panelled bath with mixer shower head, walk in shower cubicle, vanity wash hand basin and low level WC. Fully tiled, heated towel rail and sky light.

### Communal Lounge

30' 9" x 26' 8" (9.36m x 8.13m)

Communal lounge and area's available for 24/7 use.

Drinking facilities area.





## COMMUNAL GARDEN

Communal gardens and patios. Spa and gym on site for additional cost (see reception for membership prices).

## OFF STREET

2 Parking Spaces

Shared parking available.













## GROUND FLOOR



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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