





46, Millers Court, MACCLESFIELD, Cheshire SK10 1BR

Millers Court is a very popular development of apartments built by McCarthy Stone for those in active retirement.

Number 46 is located on the second floor and with a double aspect lounge and a well lit kitchen of a very good design. This particular apartment has also been considerably upgraded over recent years and now has a very smart kitchen, a refitted bathroom incorporating a shower and built-in bedroom furniture by Sharpes. The heating is all electric and the windows are all double glazed.

For those who wish to socialise there is a welcoming communal lounge with a kitchenette and a sun terrace. There is also on a more practical note a laundry.

Macclesfield is a thriving business centre and market town with excellent local amenities and a choice of modern leisure and sports facilities. The town is situated on the Cheshire Plain, at the edge of the Peak District National Park with its picturesque beauty and extensive walks.

Residents of Macclesfield have access to good transport links including national motorways, major roads and train networks, including the West Coast Line direct to London. Manchester International Airport is only thirteen miles away by road. Greater Manchester is within comfortable daily travelling distance and there are regular bus services to neighbouring towns.

Proceed out of Macclesfield along Cumberland Street bearing left at the Sainsburys roundabout and at the following roundabout turn left onto Chester Road. At the traffic lights turn left onto Prestbury Road. Take the next left and then right onto Hope Street West and follow the road into Millers Court.

Viewing: By appointment with Holden and Prescott 01625 422244

Communal entrance

Communal entrance accessed by a security intercom system and a warden controlled monitoring system. A lift provides access to the second floor.

Private Hall

Large walk-in storage/airing cupboard with a lagged hot water cylinder and immersion heater. Ceiling cornice.

Living Room

17'6" x 9'11"

A double aspect room with uPVC double glazed windows. Storage heaters. Wall-mounted electric fire. T.V. aerial point.

Kitchen

7'6" x 7'0"

Single drainer one and a half bowl stainless steel sink unit with base units below. An additional range of matching base and eye level units with contrasting work surfaces and matching splashbacks. uPVC double glazed window. Built-in four ring halogen hob with extractor hood. Built-in oven.

Bedroom

14'2" x 9'1"

Fitted wardrobes and bedside cabinets.

Bathroom

A Quadrant shower cubicle with thermostatic shower. A high suite W.C. with concealed cistern. Vanity wash basin with storage units below. Fully tiled walls. Recessed spotlighting. Karndean flooring. A chrome heated towel rail. Wall mounted electric heater.

Residents facilities

Communal lounge with kitchenette. Laundry.

Management charge

Service Charge which includes the Management Fee £2,387.00. p.a.

Tenure

125 years from 1988. Ground Rent £496.00 per year.

Outside

The property is set within well manicured communal gardens with well-stocked flower beds and borders, a communal patio area and private residents parking.

£94,950

HOLDEN & PRESCOTT

Second Floor





