



The Mansion, The Hill
Sandbach CW11 1FD



A rare and unique investment opportunity to acquire seventeen modern individual luxury apartments, all of which are currently tenanted, within a most handsome detached Grade II listed former mansion house, situated in a highly regarded location within walking distance of the historic town of Sandbach. The development comprises one, two and three bedroom apartments over three floors, allocated off road and visitor parking, fully maintained communal facilities and individual private garden area to ground floor apartments. Freehold. NO CHAIN. For further details please contact Cheshire Lamont Limited, Nantwich.

Viewings

Strictly by appointment only via Cheshire Lamont Limited.

Directions

From M6 exit At junction 17, take the A534 exit to Congleton/Sandbach take Old Mill Rd/A534 towards Sandbach Old Mill Rd/A534 for 0.9 mile and at traffic lights Turn left onto The Hill/A533 and the property can be located on the left hand side.

Agents Remarks

The Mansion has evolved over the years with additions and alterations, including extensions during the 20th century. Consent was granted by the local authority for the conversion of the existing building into 1, 2 and 3 bed luxury apartments with associated parking and landscaping. This sympathetic conversion has created 17 units; 8 at ground floor and first floor level and one at second floor level. Various apartments benefit from private gardens, all benefit from allocated parking and fully maintained communal facilities. The majority of the historic fabric of the main building has been retained, including fire surrounds, doors, mouldings, panelling, the original grand staircase and fenestration, whilst introducing modern contemporary living which undoubtedly enhances the appeal of this highly desirable and unique development.

Key Features

- Highly individual apartments
- Stylish, modern kitchens
- Individually designed, fully tiled bathrooms
- Many original features retained
- Fitted blinds
- Underfloor heating
- Allocated off road and visitor parking with courtesy lighting
- Landscaped and maintained communal gardens
- Garden apartments available to the ground floor

Gardens

The Mansion stands in an extensive plot within walled grounds with allocated off road parking, visitor parking, communal and private garden areas and steps ascend to the handsome main entrance door which gives access to the communal reception hall.

Tenure

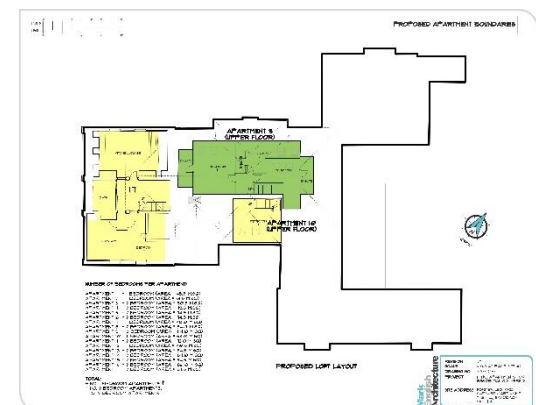
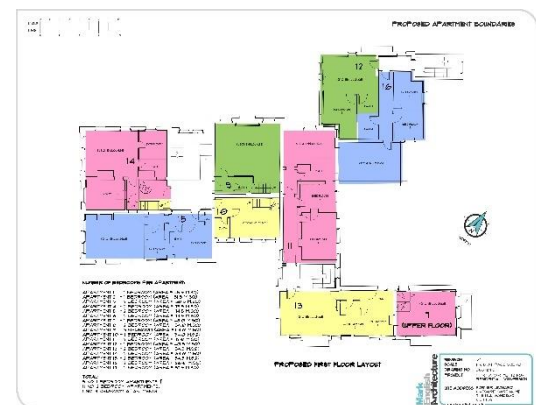
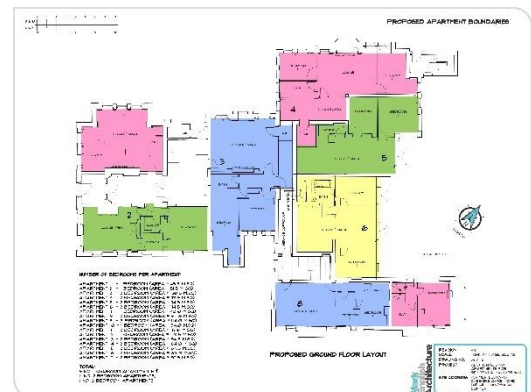
Freehold

EPC Ratings

C.

Services

Mains gas, electricity and water, underfloor heating.



IMPORTANT INFORMATION We endeavour to make our sales details accurate and reliable but they should not be relied upon as statements or representations of fact and they do not constitute any part of an offer or contract. The seller does not make any representation or give any warranty in relation to the property and we have no authority to do so on behalf of the seller. Any information given by us in these sales details or otherwise is given without responsibility on our part. Services, fittings and equipment referred to in the sales details have not been tested (unless otherwise stated) and no warranty can be given as to their condition. We strongly recommend that all the information which we provide about the property is verified by yourself or your advisers. Please contact us before viewing the property. If there is any point of particular importance to you we will be pleased to provide additional information or to make further enquiries. We will also confirm that the property remains available. This is particularly important if you are contemplating travelling some distance to view the property.