

Jordan fishwick

**CHESHIRE** Grafton Street



## The Property

#### FIRST FLOOR TWO BEDROOM APARTMENT - NO ONWARD CHAIN

These converted apartments form part of the building on the corner of Grafton Street and Stamford New Road. Split into five apartments over three floors these properties will be very popular with first time buyers and buyers needing to commute as the metro is a minutes walk away.

This first floor two bedroom apartment comprises of an incorporated and open plan kitchen/diner, living room with integrated appliances including Lomano electric oven, 4 ring hob, extractor hood, dishwasher, stainless steel sink and drainer with central mixer tap and space for washing machine, the apartment is bright due to the bright picture window providing a focal point of the apartment. Spacious master bedroom and second bedroom with a separate bathroom.

No onward chain.

### Directions

#### **WA14 1DU**



# **Grafton Street, Cheshire, WA14 1DU**

Asking Price £225,000







- 1st Floor Apartment
- 2 Double Bedrooms
- Town Centre Location
- Share of Free hold 250 year lease from 2018
- £1,854.33 p.a. Service Charge
- EPC Rating C
- Close to Amenities and Transport Links

Postcode - WA14 1DU

EPC Rating - C

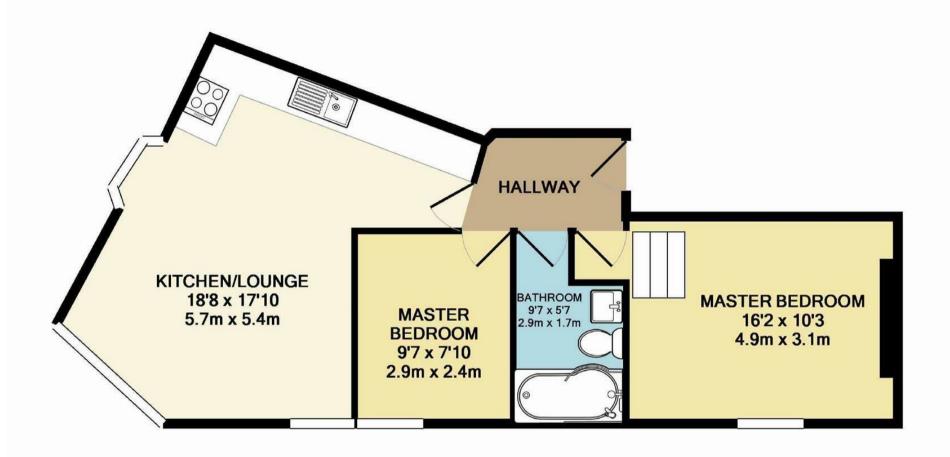
Floor Area - 581.00 sq ft

Local Authority - Trafford

Council Tax - B







#### TOTAL APPROX. FLOOR AREA 581 SQ.FT. (54.0 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

Made with Metropix ©2016



These particulars are believed to be accurate but they are not guaranteed and do not form a contract. Neither Jordan Fishwick nor the vendor or lessor accept any responsibility in respect of these particulars, which are not intended to be statements or representations of fact and any intending purchaser or lessee must satisfy himself by inspection or otherwise as to the correctness of each of the statements contained in these particulars. Any floorplans on this brochure are for illustrative purposes only and are not necessarily to scale.

0161 929 9797