



jordan fishwick

Apartment 7 George Street, SK9 7EB
Guide Price £349,950

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This beautifully presented, TWO DOUBLE BEDROOM apartment is situated on the first floor, with the added benefit of a lift AND is located in the heart of Alderley Edge village offering great space and excellent storage. It is within walking distance of Alderley Edge train station and all the popular cafés and restaurants the village has to offer. Boasting a private sunny balcony and secure allocated parking it is ideally suited for young professionals, first time buyers and those looking to downsize and have the convenience of being in a central location. The property briefly comprises: Private entrance hall with good size storage cupboard, principle bedroom with en-suite, second double bedroom, fitted bathroom and open plan kitchen/living area offering integrated appliances. There is also communal space on offer for the residents. Viewings are highly recommended of this spacious property.

Communal Entrance Hallway

Lift and stairs access the upper floors and the secure undercroft carpark.

Private Entrance Hallway

Wood effect laminate flooring, storage cupboard, intercom system.

Kitchen/Living/Diner

22'2 max x 10'8

Spacious reception room with wood effect laminate flooring, double glazed uPVC windows to the rear aspect. Double doors open to the balcony. Fitted kitchen with a range of base and wall units with work surfaces over, four ring hob with extractor over and built in oven below, recessed spotlights, stainless steel sink unit, integrated fridge/freezer and dishwasher, ample space for dining table and chairs, radiator.

Bedroom One

19'6 x 8'3

Spacious double bedroom decorated in neutral colours with double glazed uPVC window to side aspect. Ample space for a king size bed and wardrobes.

En-suite

Stylish en-suite with tiled flooring, walk-in shower cubicle, pedestal wash hand basin, low level wc, ladder towel radiator, recess ceiling spotlights.

Bedroom Two

13'8 x 7'4

Further double bedroom with uPVC double glazed window to rear, storage cupboard, radiator, recessed ceiling spotlights.

Bathroom

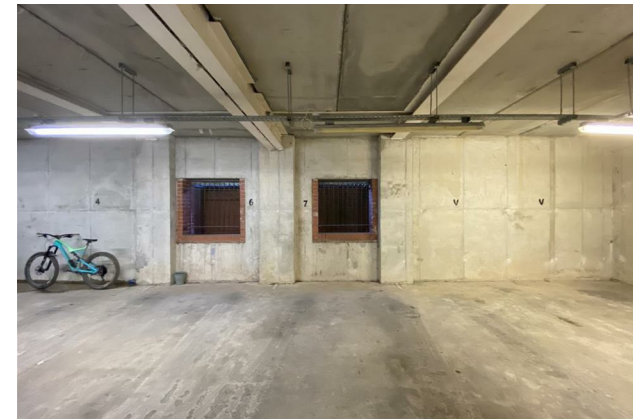
7'0 x 5'8

Three piece white bathroom suite with panelled bath with shower attachment, low level wc, wall mounted wash hand basin with vanity unit under, ladder towel rail, recessed ceiling spotlights.

OUTSIDE


Parking

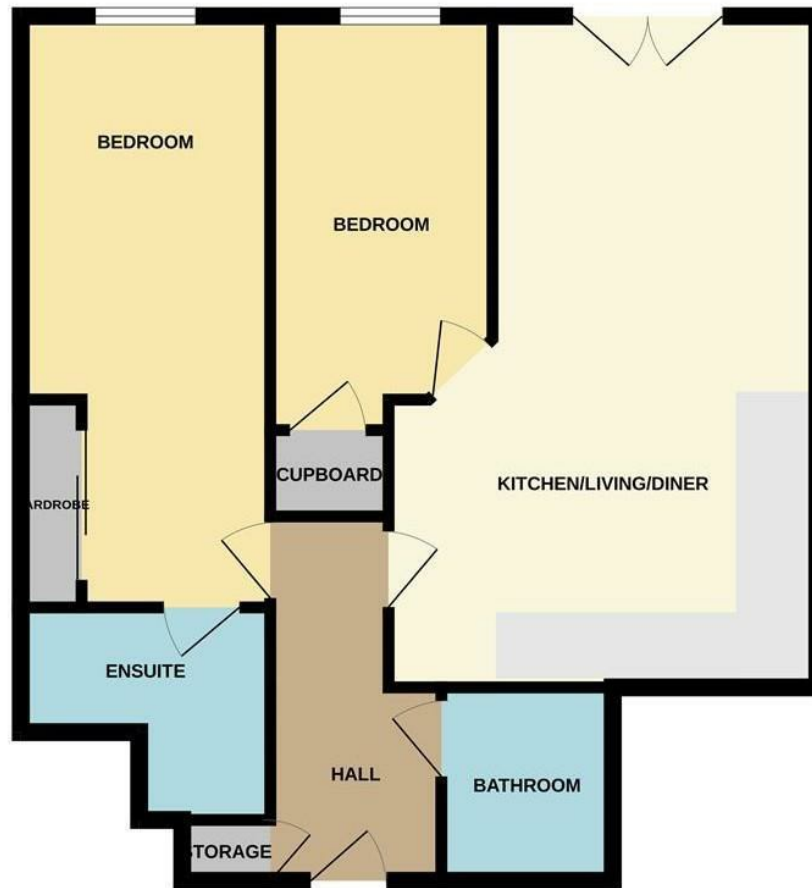
To the lower level ground floor there is allocated and secure parking.



- Central Location
- First Floor Apartment
- Secure Underground Parking
- Two Double Bedrooms
- Balcony
- Stone's throw from Alderley village
- Short stroll to Alderley train station
- Close to countryside walks



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	



Measurements are approximate. Not to scale. Illustrative purposes only.
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