

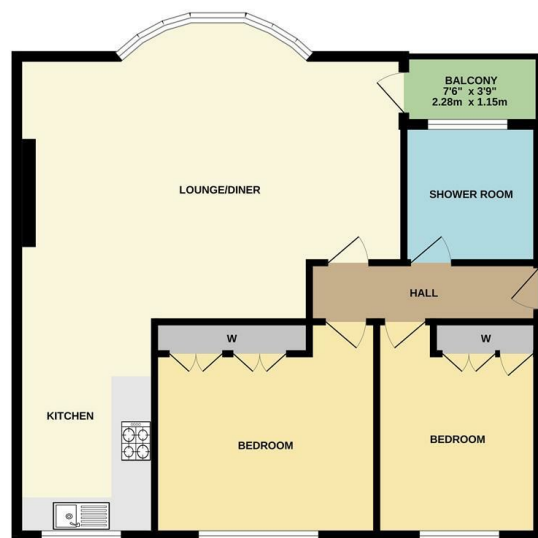


28 POWNALL COURT WILMSLOW SK9 5QE

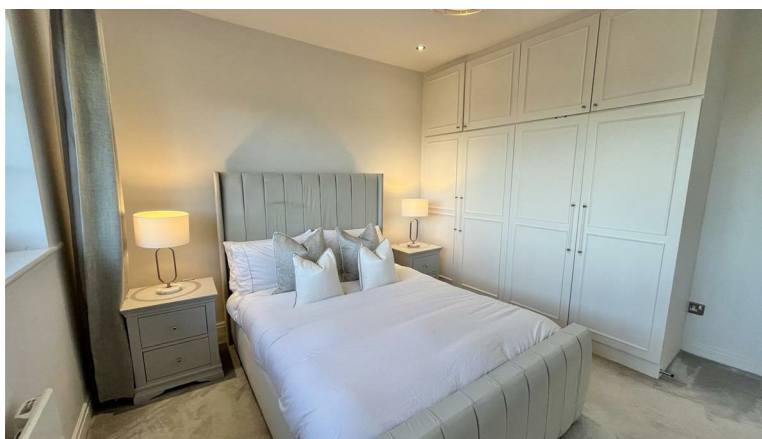
Offered for sale with no onward chain, we are delighted to offer this stylish and beautifully presented two double bedroom top floor (second floor) apartment with garage situated within the prestigious Pownall Court development. Pownall Court is positioned within close proximity of open countryside, Wilmslow village, local schools and Wilmslow train station (with direct lines to London Euston and Manchester Piccadilly station). Wilmslow is also within easy reach of Manchester International Airport and the motorway network. Having undergone a lease extension (162 years remaining) this stunning apartment will be a very desirable property. Internally the accommodation comprises in brief: communal entrance with staircase leading to all floors. This apartment is accessed via the second (top) floor benefiting from a private entrance hall, spacious living room with feature and decorative fireplace and a small balcony providing an outdoor sitting area. There is a stylish fitted kitchen with a number of integrated appliances. There are two generously proportioned double bedrooms with fitted wardrobes and a stunning shower room with a spacious shower enclosure. Externally the property is enclosed by well maintained communal gardens as well as having ample communal parking to the road and within the resident car park. To arrange a viewing please contact us.



GROUND FLOOR



Measurements are approximate. Not to scale. Illustrative purposes only. Made with floorplan 12024



- Two bedroom apartment
- Second floor
- Newly carpeted and decorated
- Larger than average garage
- Lounge with private balcony
- Close to local amenities
- Internal viewing recommended
- No chain

Energy Efficiency Rating	
Very energy efficient - lower running costs	Current Potential
(92 plus) A	62 77
(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

Environmental Impact (CO ₂) Rating	
Very environmentally friendly - lower CO ₂ emissions	Current Potential
(92 plus) A	62 77
(81-91) B	
(69-80) C	
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