



Flat 26 Tatton Court, Derby Road, Heaton Moor, Stockport
SK4 4NL

JohnMellor



A south westerly facing one bedroom retirement apartment for people age 60 and over forming part of a select modern development which was constructed around 1988 in a much sought after residential area. Situated in an enviable position on the ground floor with patio door to the outside from the lounge, the property is offered for sale with no vendor chain and benefits from a modern kitchen, an attractive bathroom, a bedroom with inbuilt wardrobe plus the good size lounge. This bright and airy apartment contains upvc double glazing with tilting and fully opening windows and is warmed by electric heating.



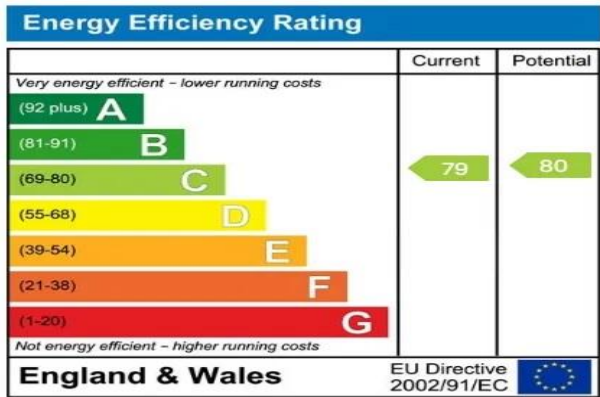
Tatton Court is convenient for local shops, cafes, bars restaurants and public transport services, including trains. There is a lift and stairs to all floors, communal lounge, library area, laundry room, visitor suites for hire, house manager, secure entry system and scooter store with charging facilities. In addition there are beautifully tended communal garden areas as well as the bowling green. The flat is leasehold for the remainder of a 125 year term from 1988 and ground rent payable of £446.70 per annum. The service charge is £1,462.00 per annum. Council Tax Band B.

www.john-mellor.co.uk

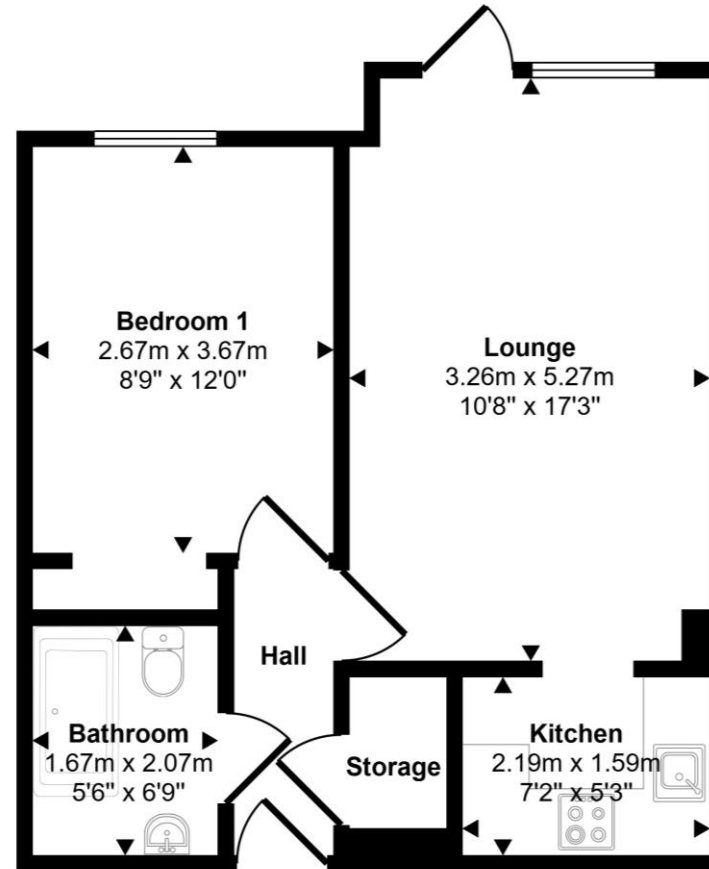
sales@john-mellor.co.uk

0161 442 4142

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Approx Gross Internal Area
41 sq m / 439 sq ft



Ground Floor

This floorplan is only for illustrative purposes and is not to scale. Measurements of rooms, doors, windows, and any items are approximate and no responsibility is taken for any error, omission or mis-statement. Icons of items such as bathroom suites are representations only and may not look like the real items. Made with Made Snappy 360.

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182 Heaton Moor Road, Heaton Moor,
Stockport, Cheshire, SK4 4DU
Tel: 0161 442 4142
sales@john-mellor.co.uk
www.john-mellor.co.uk

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