



Park View Court, Romiley. SK6 4QH

Located on the ground floor, close to the main entrance and with views over the garden with access via a patio door, is this well presented two bedroomed retirement apartment. Found in the heart of Romiley Village in this sought after complex close to all local amenities and transport facilities, this apartment is sure to create much interest. Featuring: Entrance hall, lounge, fitted kitchen, 2 bedrooms and modern shower room with walk in shower enclosure. Double glazing is installed and the communal facilities include:- resident house manager, communal entrance with security intercom, communal lounge, guest flat, well tended gardens, emergency pull-cords along with a residents car park. EPC rating C. Council Tax Band: C. Tenure: Leasehold with 96 years remaining.

Asking Price of £180,000



LIVING ROOM

13' 1" x 19' 6" (3.98m x 5.94m)



BEDROOM TWO

9' 2" x 7' 6" (2.79m x 2.28m)



COMMUNAL FACILITIES



MODERN SHOWER ROOM

7' 9" x 5' 9" (2.36m x 1.75m)



FITTED KITCHEN

8' 3" x 6' 6" (2.51m x 1.98m)



The current service charge is £3040 pa. (up to March 24) and covers items such as building insurance, window cleaning, upkeep of the communal areas and gardens, emergency pull cords, security intercom and water usage. The property is leasehold with a 125 year lease from 1/12/94. There is an annual ground rent of £291.00.

EPC Rating - TBC
TENURE - LEASEHOLD
Council Tax Band - C

BEDROOM ONE

10' 5" x 9' 2" (3.17m x 2.79m)



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