



Park View Court, Romiley. SK6 4QH

Extremely well presented 2 bedroom first floor retirement apartment located in this sought after complex in the heart of Romiley Village. Close to a range of independent shops and with the railway station, park and theatre on the doorstep this is sure to be a popular choice. Featuring: Communal entrance with security intercom, entrance hall, large lounge with far reaching views, modern fitted kitchen with oven, hob, 2 bedrooms and modern shower room. There are a wealth of communal facilities that include a house manager, communal lounge, residents carpark, well tended gardens with seating areas, lift, emergency pull cords and a guest room. Offered with no onward chain.

Council Tax Band: C. Energy Rating: D.
Tenure: Leasehold. 125 years from 1990.

‘Asking Price’ of £180,000



LIVING ROOM

13' 4" x 10' 8" (4.06m x 3.25m)



BEDROOM TWO

11' 4" x 7' 0" (3.45m x 2.13m)



OUTSIDE



FITTED KITCHEN

11' 4" x 6' 0" (3.45m x 1.83m)



MODERN SHOWER ROOM

8' 0" x 6' 0" (2.44m x 1.83m)



VIEWING ARRANGEMENTS

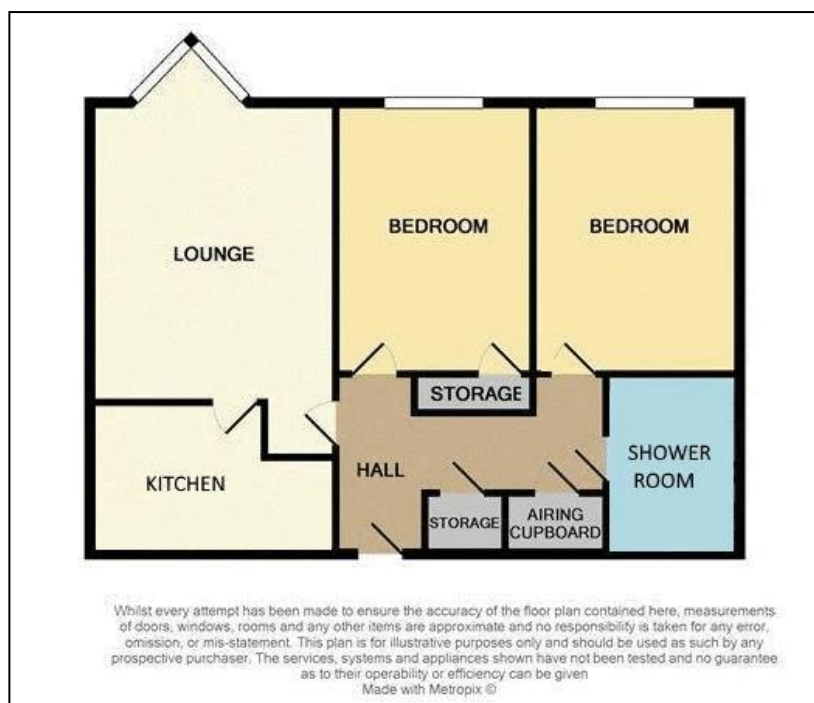
Appointment is strictly by appointment with Thomas Lardner Romiley Office - telephone number 0161 494 5136.

BEDROOM ONE

11' 5" x 10' 2" (3.48m x 3.10m)



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



Thomas Lardner Estate Agents, which is a trading name of Stockport Residential Ltd, for themselves and for the vendors or lessors of this property whose agents they are give notice that: (1) all measurements are approximate and any plans provided are not to scale; (2) the particulars are set out as a general outline only for the guidance of intending purchasers or lessors, and do not constitute, nor constitute part of, an offer or contract; (3) we have not tested any apparatus, equipment, fixtures, fittings or services, and so cannot verify that they are in working order or fit for purpose; (4) solicitors should confirm moveable items described in these particulars are, in fact, included in the sale since circumstances change during marketing or negotiations.

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