



22 Kingsley Court
Sandbach

£595 PCM



STEPHENSON BROWNE

22 Kingsley Court, Sandbach CW11 3GD

£595 PCM

This delightful one-bedroom first-floor apartment is an ideal retreat for an individual seeking comfort and convenience. Just a stone's throw from Sandbach Railway Station, this property offers excellent transport links, making it perfect for commuters. Upon entering the apartment, you are welcomed by a sheltered veranda that leads into a spacious entrance hallway. The well-appointed kitchen features a breakfast bar, providing a perfect spot for casual dining or enjoying your morning coffee. The inviting lounge boasts Juliet balcony doors, allowing natural light to flood the space and offering a lovely view of the surroundings.

The bedroom is thoughtfully designed with built-in wardrobes featuring mirrored sliding doors, providing ample storage while enhancing the sense of space. The bathroom is equipped with a shower over the bath, combining practicality with comfort. Additionally, this apartment comes with a designated parking space, ensuring that you have a secure place for your vehicle. With its modern amenities and prime location, this property is a wonderful opportunity for those looking to embrace a convenient lifestyle in Sandbach. Don't miss the chance to make this charming apartment your new home.
Available Mid July.

Important notice

Whilst we endeavor to ensure accuracy of our lettings descriptions, it is the responsibility of the viewer to ask any more specific questions in any area of importance before making a formal application. Services are not tested prior to move in. All tenancies are available initially for a minimum term which will be confirmed by property by the agent. With the exception of shared accommodation, the tenant is responsible for council tax, water, gas and electric plus TV/media where applicable - please note we can not confirm the cost of these as they are different from person to person usage. Rent is paid one month in advance at all times. No cash alternative deposit scheme is offered.

Comprising panel bath with mixer tap and shower attachment, pedestal wash hand basin and low level WC. Cupboard housing gas boiler.

ENTRANCE HALL

Door to lounge. Consumer unit.

LOUNGE

11'7" x 11'1" (3.52 x 3.39)

KITCHEN

10'8" x 5'10" (3.25 x 1.77)

Fitted with base and eye level units. Inset 4 ring gas hob.

BEDROOM

9'5" x 8'2" (2.88 x 2.48)

BATHROOM

NOT TO SCALE These floor plans are given as a guide only. Full completed measurements and details should be verified by any intending purchasers legal representative.

36 High Street, Sandbach, Cheshire, CW11 1AN Tel: 01270 763200 opt 2

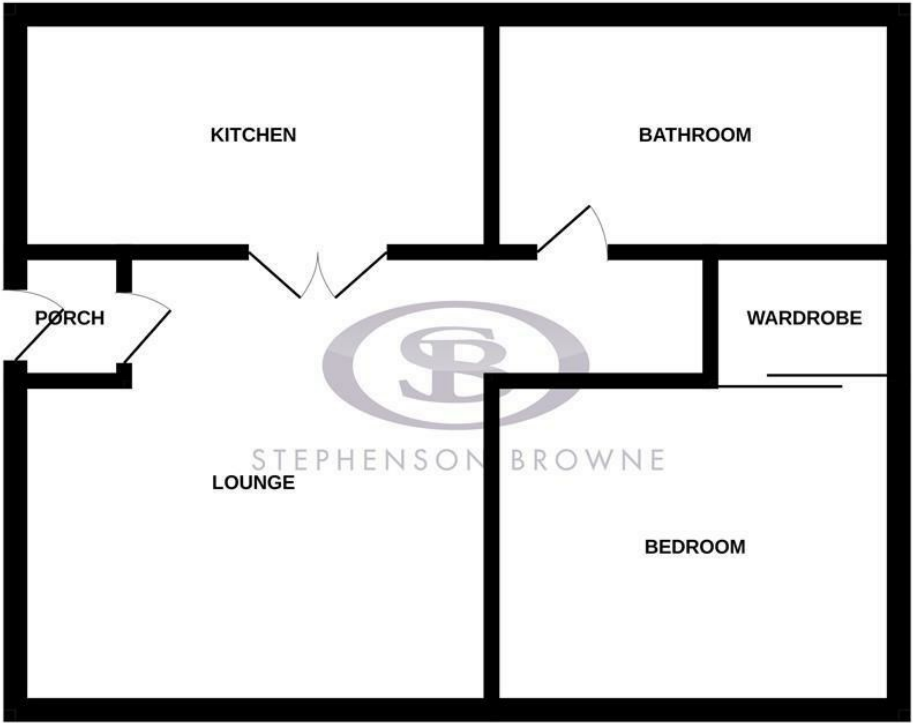
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GROUND FLOOR



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