

Benson Bunch



Bespoke Property Consultancy  
Residential Letting and Sales

PCM

**£4,000 PCM**  
**Alderley Road**

Wilmslow, SK9 1PA

## PROPERTY SUMMARY

Fernleigh House is a stunning gated development of just twelve luxury apartments within Wilmslow town centre. Number 9 Fernleigh is a spacious three bedroom penthouse apartment, comprising: entrance hall; spacious open plan kitchen/dining room/living room; doors opening to balcony; utility room; master with en-suite bathroom; further en-suite double bedroom and further good size double bedroom; modern bathroom. Gated allocated parking for two cars. Fitted throughout to a high specification. EPC - B.

3



3



1












**LOCAL AUTHORITY**  
Cheshire East Council

**TENURE**  
Apartment

**COUNCIL TAX BAND**  
G

**VIEWINGS**  
By prior appointment only

Energy Efficiency Rating		
	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92 plus) <b>A</b>		
(81-91) <b>B</b>	87	87
(69-80) <b>C</b>		
(55-68) <b>D</b>		
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
<i>Not energy efficient - higher running costs</i>		
<b>England &amp; Wales</b>	EU Directive 2002/91/EC 	

Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements



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