



Dale Court, Telegraph Road, Heswall CH60 7SH

- Executive Top Floor Apartment with Stunning Estuary Views
- Constructed as Two Bedrooms Currently Arranged as One Bedroom
- Open Plan Living Kitchen Diner with Ample Storage
- Walking Distance to Heswall Town Centre and Amenities
- Lift Access, Residents Parking and Private Garage
- Immaculately Presented and Updated Accommodation
- Double Bedroom with Balcony and Modern Shower Room
- Offered for Sale with No Chain - Viewing Essential



Offers Over £250,000 – No Onward Chain

















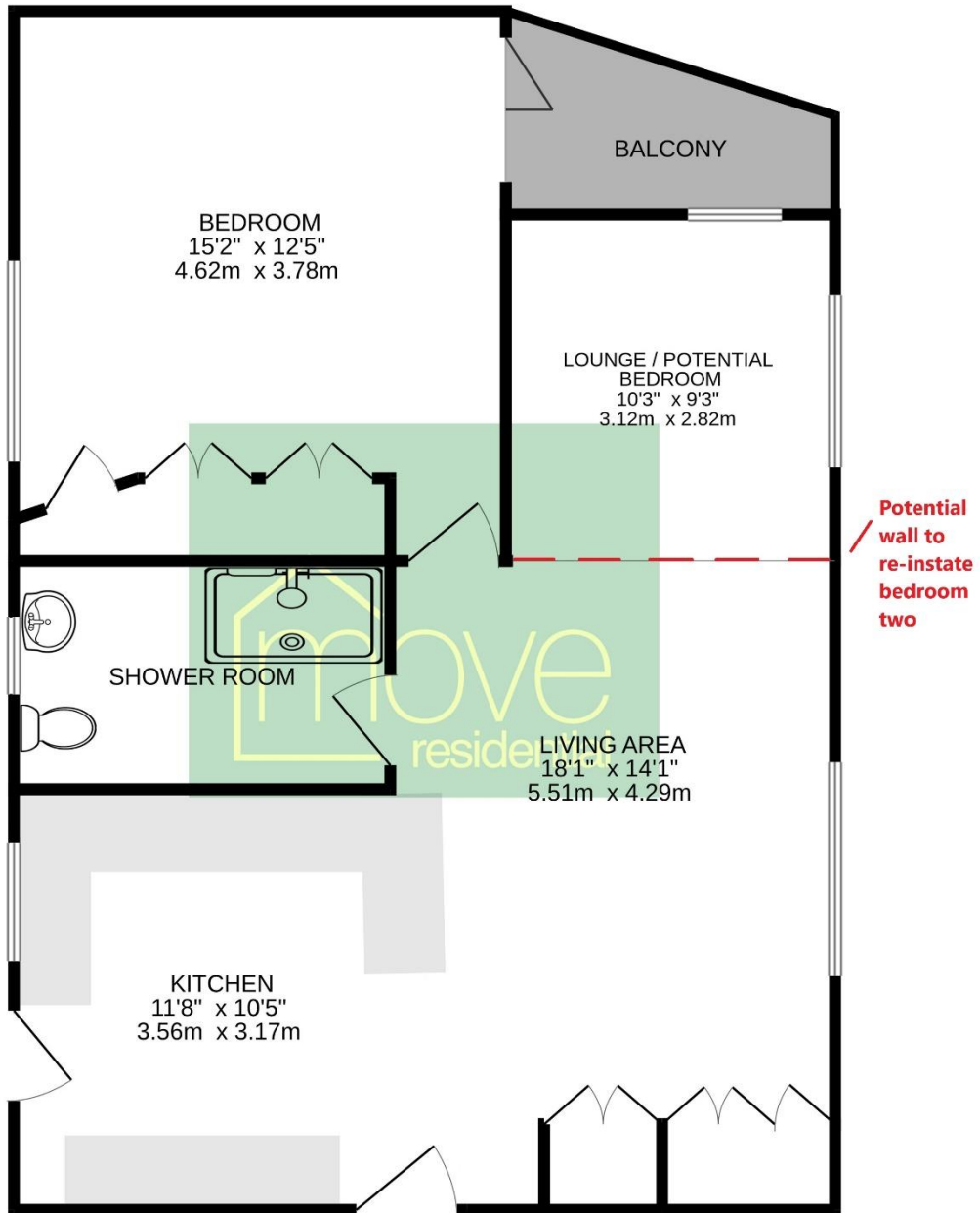






Floor Plan

TOP FLOOR
709 sq.ft. (65.9 sq.m.) approx.



TOTAL FLOOR AREA : 709 sq.ft. (65.9 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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Description

Executive top floor apartment originally constructed as a two bedroom, currently arranged as a one bedroom with a delightful open plan living. Located in the popular Dale Court complex, presented to the sales market with no onward chain this home must be viewed to be appreciated in full. Boasting lift access, south facing balcony with views over the Estuary, residents parking and a private garage.

In brief this superb apartment comprises a contemporary open plan living kitchen diner, a perfect space for entertaining or relaxing, with modern fitted kitchen complete with appliances, the lounge and dining area enjoy superb estuary views. (This can easily be put back to a two bedroom if required). The master bedroom has fitted wardrobes and bi-folding doors to the balcony, completing this home perfectly you have a contemporary shower room. Further benefiting from communal lawned gardens, Dale Court is located within walking distance to Heswall town centre and transport links.

EPC Summary

Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C		
55-68	D		68 D
39-54	E	54 E	
21-38	F		
1-20	G		

Additional Information

These particulars are thought to be materially correct though their accuracy is not guaranteed and they do not form part of any contract. All measurements are approximate and we have not tested any fitted appliances, electrical or plumbing installation or central heating systems. Floor plans are for illustration purposes only and their accuracy is not guaranteed.