

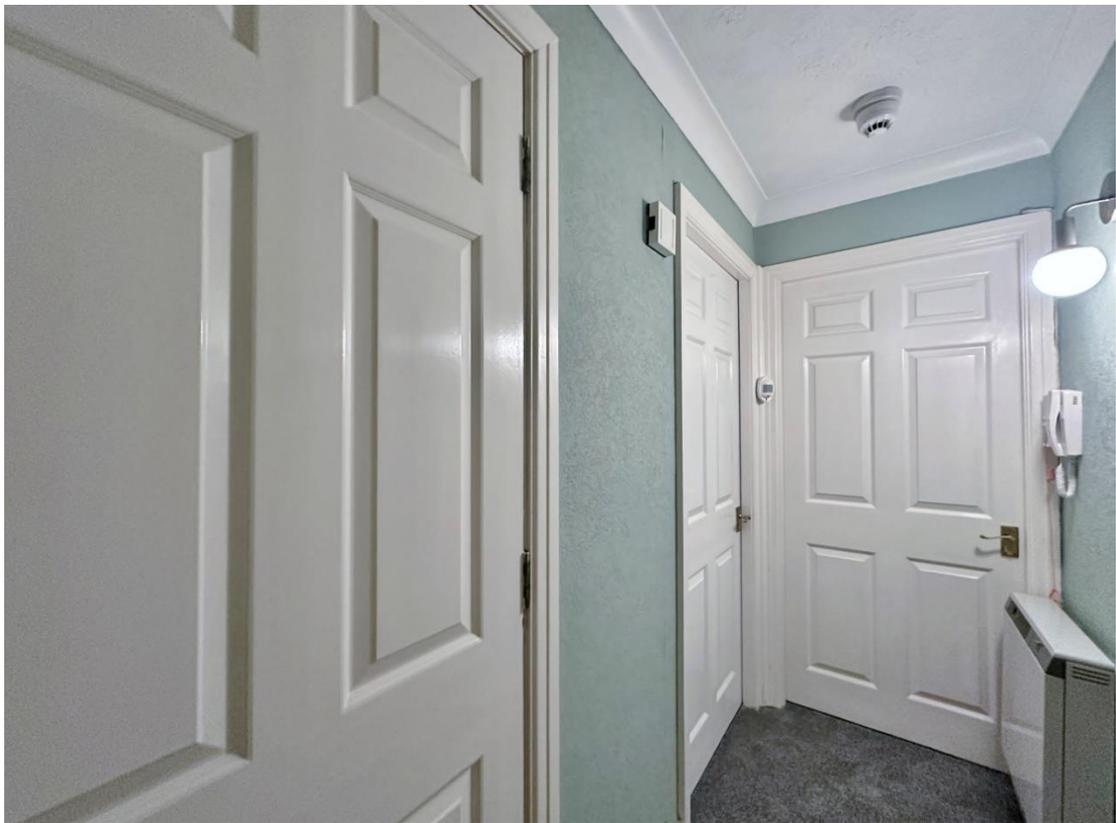


## Hesslewell Court, Heswall, Wirral CH60 7TW

- One Bedroom Top Floor Retirement Apartment
- Well Maintained and Newly Decorated Throughout
- Large Double Bedroom with Fitted Wardrobe and Bathroom
- Lift Access, Communal Lounge, Conservatory and Laundry Room
- Offered to the Sales Market with No Onward Chain
- Hall, Lounge Diner with Balcony and Fitted Kitchen
- Elder Care Alarm Systems and Secure Intercom Entry
- Lovely Communal Lawned Grounds and Parking



£105,000 – No Onward Chain



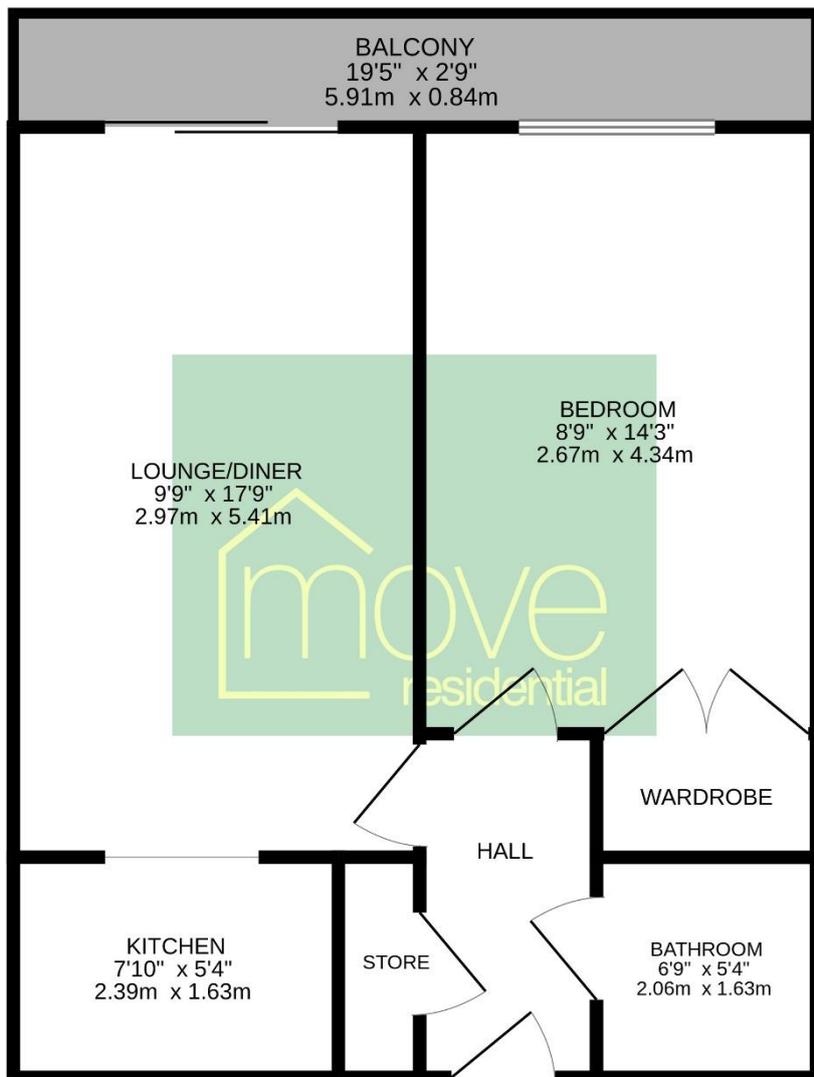






## Floor Plan

TOP FLOOR  
448 sq.ft. (41.6 sq.m.) approx.



TOTAL FLOOR AREA : 448 sq.ft. (41.6 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

Offered for sale with no onward chain, Move Residential are delighted to showcase this well presented one bedroom top floor retirement apartment suitable for the over 55's. This impressive property offers Elder care alarm system with pull cords in all rooms, secure entry system, lift access, communal lounge, conservatory and laundry room. Internally the property has recently been redecorated throughout, briefly comprising a hallway with storage cupboard, spacious lounge diner with large balcony off and an archway into a well fitted kitchen. Large double bedroom with fitted wardrobe and a three piece bathroom suite. Externally boasting access to well maintained communal gardens along with ample communal parking. Situated in an exclusive area within walking distance to Heswall Centre with a variety of local amenities and transport links. As appointed agents we would highly recommend a closer inspection of this well presented accommodation.

## EPC Summary

| Score | Energy rating | Current | Potential |
|-------|---------------|---------|-----------|
| 92+   | A             |         |           |
| 81-91 | B             | 84 B    | 87 B      |
| 69-80 | C             |         |           |
| 55-68 | D             |         |           |
| 39-54 | 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.