



General Overview of Lovell Court

Second Floor Retirement Apartment

Modern Well Planned Kitchen

Modern Three Piece Shower Room

Spacious Open Plan Lounge/Dining Room

Double Bedroom with Built In Wardrobe

Excellent Village Location



Introduction

Bright & Spacious One Bedroom Retirement Apartment

A bright and spacious one bedroom second floor retirement apartment, ideally located close to the lift for easy access to the ground floor entrance and communal facilities. The apartment offers a surprisingly generous layout, with its own substantial entrance hallway, useful coat cupboard and access to all rooms. The L-shaped lounge/dining room provides excellent space for comfortable living and dining furniture, with a feature fireplace creating an attractive focal point. The separate fitted kitchen offers a good range of matching beech-effect units, providing plenty of storage together with a selection of appliances. The good-sized double bedroom benefits from a large mirror-fronted built-in wardrobe with hanging space and shelving, leaving plenty of room for additional bedroom furniture. A modern three-piece shower room and useful airing cupboard complete the accommodation.

An excellent opportunity to rent a comfortable and well-proportioned retirement apartment, offering easy, low-maintenance living with the added benefit of communal facilities close at hand.

NB: Age Restrictions Apply

ACCOMMODATION

Lovell Court

Lovell Court retirement apartments enjoy a central village location, situated within easy reach of all village amenities, with every day shopping, post office, doctors and library all situated close by. The apartment offers safe and secure living with main door key fob entry system and individual intercom access providing remote front door release. Each room within the apartment provides an emergency pull cord linked to a central help centre. The attractive, well maintained communal gardens offer several places to sit and enjoy the afternoon sun. Other communal facilities include: Bright spacious communal lounge with kitchen facilities where regular social gatherings are held, laundry room with washing machines, tumble dryers and a guest suite that can be booked for visiting relatives, charges apply. It is a condition of purchase that residents be over the age of 60 years, or in the event of a couple, one must be over the age of 60 years and the other over 55 years.

Lovell Court Entrance

A secure main communal and visitors entrance leads to the reception area of Lovell Court, where the house manager, communal lounge, communal laundry and guest suite can be found. The lift is situated close-by giving easy access to the first and second floors.

Apartment Accommodation

Hall

The entrance hall provides access to all rooms and includes a useful coat cupboard.

Open Plan L Shaped Lounge/Diner

Lounge Area 17' 7" x 8' 5" (5.36m x 2.56m)

A good size lounge area, sitting open plan to the dining area, with a window allowing natural light to fill the space along with providing a view over the beautiful communal gardens. The central feature fireplace with decorative Adams style surround, matching inset and hearth housing electric fire gives the lounge area a main focal point. The lounge is completed with double doors leading to the kitchen.

Dining Area

8' 4" x 6' 0" (2.54m x 1.83m)

Open plan to the lounge, providing ample space for a dining table.

Kitchen

9' 0" x 5' 8" (2.74m x 1.73m)

A well planned kitchen is fitted with a range of beech coloured wall, drawer and base level units delivering ample storage space. Contrasting worksurfaces flow round to provide plentiful preparation space and incorporates the single drainer sink unit, completed with complimentary splashback tiling. Appliances include: Built in electric oven and grill, four ring electric hob and extractor fan over.

Bedroom

12' 8" x 8' 9" (3.86m x 2.66m)

A generous double bedroom with built in double mirror fronted wardrobe providing ample hanging rail space and shelving.



Shower Room

The modern shower room delivers a matching three piece suite to comprise: Double width step-in shower cubicle housing mains mixer shower, mid level WC and stylish vanity unit housing shaped wash hand basin with chrome mixer tapware. The shower room is completed with vanity mirror, vanity light, door to airing cupboard, wall mounted heater, extractor, and heated towel rail.

Externally

Residents of Lovell Court enjoy beautifully maintained communal gardens which sweep around the complex and provide several seating areas, perfect to sit and enjoy the pretty surroundings.

NB:

Management fees apply. Please ask for details.



Location

Living in Lovell Court means becoming part of a friendly and vibrant community. The proximity to the village centre means that all essential amenities are just a short walk away. From shops and cafes to schools and recreational facilities, everything you need is within easy reach. Cheshire East is a beautiful area known for its scenic countryside, historic sites, and charming villages. This home offers the perfect balance between rural and accessibility, with excellent transport links to nearby towns and cities.

Tenant Information

EPC Rating B

Council Tax Band - C - Cheshire East

A Deposit of One Month's Rent Applies £875.00

A Reservation Fee of One Weeks Rents applies

£201.92 Terms & Conditions Apply

Available Un-Furnished

Age Restrictions Apply - Call for Details



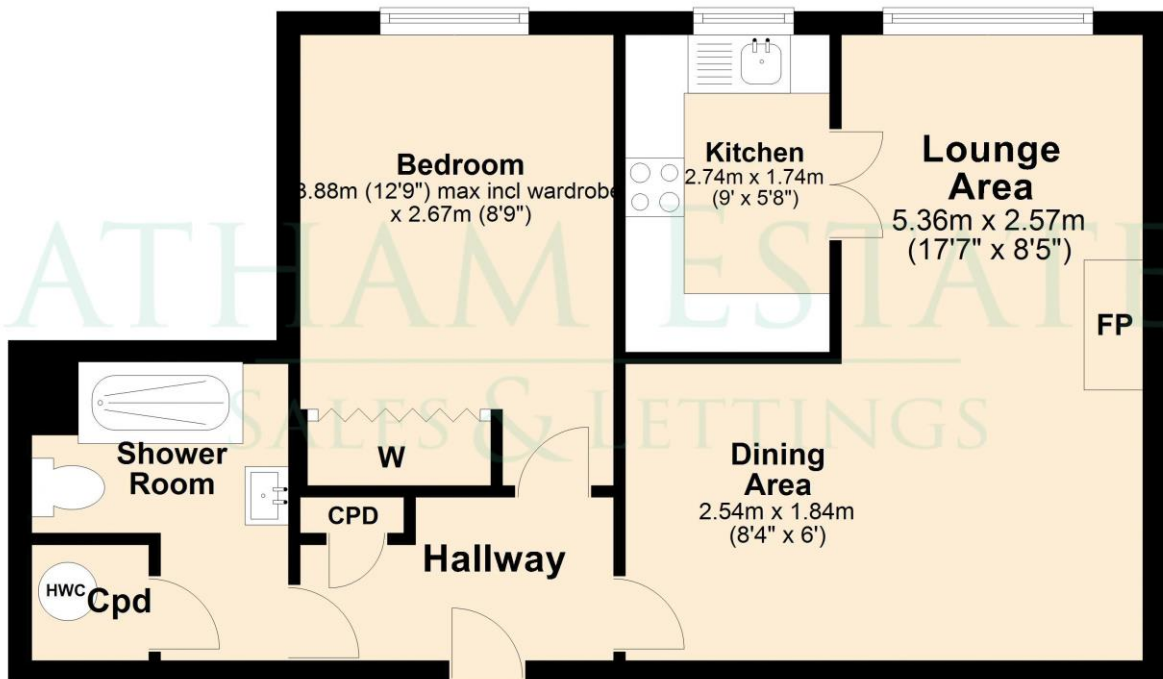
Directions

Lovell Court is located in the centre of the village on Parkway, just off London Road. Use any of the village parking, Once your viewing is confirmed, we will meet you at the front of the development.

Viewing Strictly by Appointment



Floor Plan



This plan is NOT to scale. All measurements are approximate only. Created for illustrated purposes only.
Plan produced using PlanUp.

IMPORTANT NOTE TO TENANTS: Please Note: Interested parties should satisfy themselves, by inspection or otherwise as to the accuracy of the description given and any floor plans shown in these property details. All measurements, distances and areas are approximate as have been taken as a guide or supplied by the Landlord and therefore cannot be used to form any part of a contract and/or as fact. Fixtures, fittings and other items are **NOT** included unless specified in these details. Please note that any services, heating systems or appliances have **NOT** been tested and no warranty can be given as to their working order.

Money Laundering, Terrorist Financing and Transfer of Funds Regulations 2017

Intending tenants will be asked to produce identification when an application is made.

We would ask for your co-operation in order that there will be no delay in agreeing the tenancy.