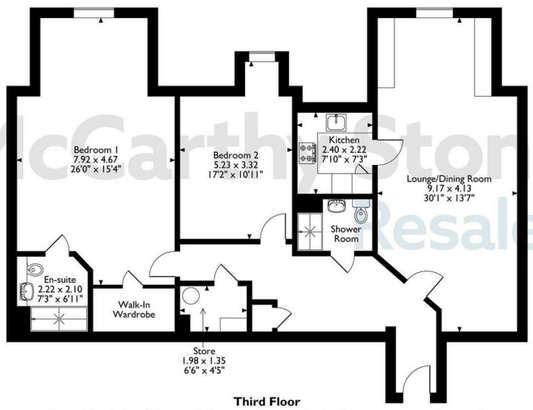
Excellent

Trustpilot

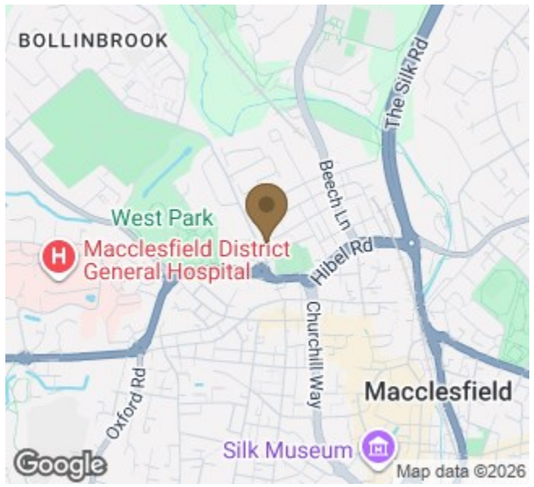
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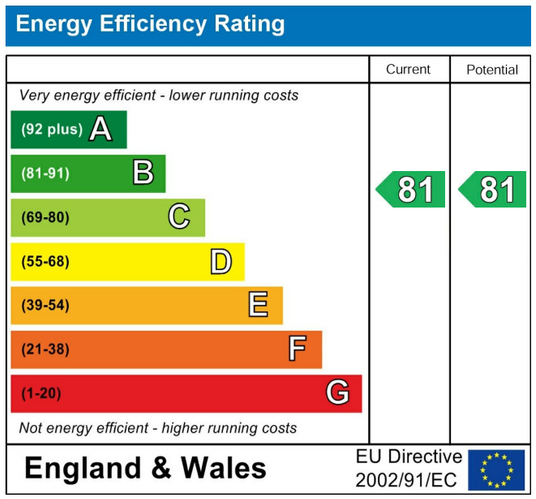
Kings Scholars Court, Apartment 26, 83, Coare Street, Macclesfield
Approximate Gross Internal Area
120 Sq M/1292 Sq Ft



Third Floor

The position & size of doors, windows, appliances and other features are approximate only.
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McCarthy & Stone Resales Limited
Registered Office: 4th Floor, 100 Holdenhurst Road, Bournemouth, Dorset, BH8 8AQ
Registered in England and Wales No. 10716544

The Property Ombudsman







26 Kings Scholars Court

Coare Street, Macclesfield, SK10 1JA

2 2 Council Tax Band: E

Looking for the perfect retirement property? If you like the idea of living in a close-knit community, with support on hand should you need it, then 26 Kings Scholars Court could be the ideal place for you. Contact our team to arrange an appointment to view.

Offers in the region of £349,995 Leasehold

0345 556 4104
resales@mccarthyandstone.co.uk
mccarthyandstoneresales.co.uk

Why you'll love living here:

- Set in the heart of a bustling community on the edge of the Peak District
- Delightful Penthouse Apartment
- Two Double Bedrooms, Ensuite and Additional Shower Room
- Spacious Lounge/Diner
- Far Reaching Views
- House Manager on site During Office Hours
- Modern, low-maintenance, energy-efficient
- Beautifully landscaped gardens, designed for your enjoyment
- Shops, cafes and local amenities just a stroll away
- Pet Friendly

McCarthy & Stone
Resales.

Trustpilot Rated Excellent

26 Kings Scholars Court, Macclesfield

2 | 2 | Offers in the region of £349,995

King Scholars Court
Kings Scholars Court Retirement Living development is designed to encourage the community feeling to flourish, while also allowing you to enjoy the complete privacy of your own spacious retirement apartment. You'll enjoy stylish well-maintained communal spaces, including the well-appointed lounge with free Wi-Fi, and a lush landscaped garden - ideal for meeting your friends, neighbours and family for a drink and a chat. We've found the communal facilities have become social hubs – a hive of informal gatherings and regular clubs, events and meet-ups to suit all sorts of interests. You'll find things like film nights, pie and mash lunches, knitting clubs, cocktail evenings, music, yoga, birthday parties and even the odd fiesta.

Easy independent living for the over 60s

All our retirement property for in Macclesfield is cleverly designed with smart yet stylish features, like easy turn taps, to make life easier now and in the future. Low maintenance, warm and elegant, with the latest security and safety features built in, most of our homeowners enjoy cheaper bills too.

Many of these retirement apartments have either private patios or balconies. All offer access to attractive communal spaces including the fabulous lounge with Wi-Fi and a state-of-the-art audio and video system plus a gorgeous garden area with seating. You're looked after by the friendly on-site manager and these shared spaces are filled with (entirely optional) events, parties and clubs.

What's more, you can book the hotel-style guest suite to effortlessly host visitors in style—you can also holiday in our network of guest suites! Parking is available and well-behaved pets are welcome too.

Local Area
Set in the affluent and desirable market town of Macclesfield, Cheshire, Kings Scholars Court is a superb Retirement Living development for the over 60's. This retirement development offers beautiful communal facilities and an amazing location in a town with a wealth of local amenities while offering breathtaking countryside on the doorstep.

Moving Made Easy
Moving is a huge step, but don't let that hold you back. We have a range of services to help your move go smoothly, including:

• FREE Entitlements Advice to help you find out what benefits you may be entitled to.

• Part Exchange service to help you move without the hassle of having to sell your own home.

• Removal Services that can help you declutter and move you in to your new home.

• Conveyancing specialists who are experienced with sales and purchases of McCarthy Stone retirement properties.

For more information speak with our Property Consultant today.

Entrance Hallway
Front door with spy hole leads to a welcoming entrance hall - Having the 24-hour emergency response pull cord system. From the hallway there is a door to a walk-in storage cupboard/airing cupboard with washer dryer and the mechanical ventilation heat recovery system. Smoke detector, apartment security door entry system with intercom and emergency speech module is also located in the hall. Doors lead to the living room, both bedrooms and the shower room.

Lounge/Diner
A spacious living space with floor to ceiling window offering far reaching views and ample space for dining. With TV and telephone points and ceiling lights, fitted carpets, raised electric power sockets. Oak effect door with clear glass panels leads onto a separate kitchen.

Kitchen
Fully fitted kitchen with a range of low and eye level units and drawers. Under pelmet lighting. sink with mono lever tap and drainer. Built-in oven at waist height, hob with extractor hood and integrated fridge/freezer. Laminate floor.

Master Bedroom
The generous master bedroom is bright and airy having a floor to ceiling window with far reaching views. Having a walk in wardrobe and the luxury and convenience of a shower room ensuite. Ceiling light, TV and telephone point, fitted carpets and raised electric power sockets.

Ensuite
Luxury shower room with Walk-in unit and glass screen, low level WC with concealed cistern, vanity unit with in built sink and mirror. Tiled floor

Bedroom Two
A good sized second bedroom. Ceiling light, TV and telephone point, fitted carpets and raised electric power sockets.

Shower Room
Luxury shower room with walk in unit and glass screen, low level WC with concealed cistern, vanity unit with in built sink and mirror. Tiled floor.

Service Charge Information
• Cleaning of communal windows
• Water rates for communal areas and apartments
• Electricity, heating, lighting and power to communal areas
• 24-hour emergency call system
• Upkeep of gardens and grounds
• Repairs and maintenance to the interior and exterior communal areas
• Contingency fund including internal and external redecoration of communal areas
• Buildings insurance
The Service charge does not cover external costs such as your Council Tax, electricity or TV, but does include the cost of your House Manager, your water rates, our 24-hour emergency call system, the heating and maintenance of all communal areas, exterior property maintenance and gardening. To find out more about the service charges please contact your Property Consultant or House Manager.

Service charge £5,568.12 per year (for financial year end 31/08/2027).

Lease Details
999 years from the 1st Jan 2023
Annual fee - £0

Parking
This apartment benefits from it's own allocated space

Moving Made Easy & Additional Information
Moving is a huge step, but don't let that hold you back. We have a range of services to help your move go smoothly, including:
• FREE Entitlements Advice to help you find out what benefits you may be entitled.
• Part Exchange service to help you move without the hassle of having to sell your own home.
• Removal Services that can help you declutter and move you in to your new home.
• Conveyancing specialists who are experienced with sales and purchases of McCarthy Stone retirement properties.
FOR MORE INFORMATION CHECK OUR WEBPAGE ADDITIONAL SERVICES OR SPEAK WITH OUR PROPERTY CONSULTANT

• Broadband available
• Mains water and electricity
• Electric room heating
• Mains drainage













