



*jordan fishwick*

11 Kingswood Court, Grove Avenue, SK9  
Guide Price £184,950



## Kingswood Court Wilmslow SK9 5EE

Guide Price £184,950



No Chain. This one bedroom first floor modern apartment is located within the centre of Wilmslow. The property is a short walk away from Wilmslow centre which offers a wide range of amenities, including a number of local shopping facilities, bars, restaurants, local leisure centre and with Wilmslow train station offering a direct service to London Euston and Manchester City centre the location caters for many different needs. Within a 10 minute drive away there are many additional amenities such as fitness centres, golf courses, Marks and Spencer and John Lewis. The property is well placed for easy access to the M56 for commuters to Manchester and the North West commercial centres and Manchester Airport is less than 20 minutes away. There are several good local state schools and a wide choice of private schools within the area, with parks and beautiful countryside surrounding. This well proportioned apartment comprises in brief: an entrance hallway, useful storage cupboard, a spacious living room with UPVC double glazed patio doors revealing a Juliet balcony. There is a modern fitted kitchen, with integrated cooker and electric hob. There is a spacious bedroom with ample space for bedroom furniture and a bathroom with three piece traditional white suite. The property is UPVC double glazed and warmed by electric heaters. Externally there is a residents car park with an allocated parking space and visitor parking. Pictures taken before existing tenancy, viewings essential.

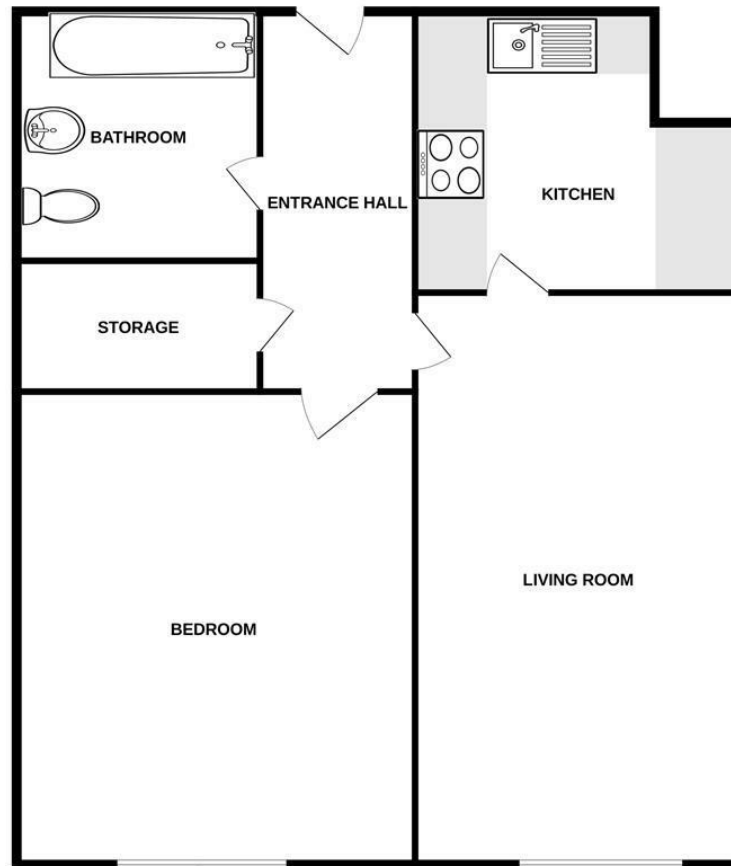


- No Chain
- First Floor Apartment
- One Bedroom
- Juliet Balcony
- Three Piece White Bathroom Suite
- Off Road Parking
- Modern Kitchen



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) <b>A</b>		
(81-91) <b>B</b>	<b>85</b>	<b>87</b>
(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>		
Not energy efficient - higher running costs		
<b>England &amp; Wales</b>	EU Directive 2002/91/EC	

1ST FLOOR



Measurements are approximate. Not to scale. Illustrative purposes only  
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