



Available Mid July

Furnished Bedroom & Lounge

Smart Three Piece Bathroom

Substantial Second Floor Apartment

Smart Well Equipped Kitchen

Communal Parking & Gardens



Introduction

AVAILABLE MID JULY 2026 – BOOK YOUR VIEWING NOW!

A spacious and well-presented one bedroom furnished second floor apartment, ideally situated to the rear of the building, offering a slightly larger layout than many of the other apartments within this exclusive development of just twelve homes. The apartment is accessed via a secure communal entrance with intercom system, leading to a well maintained communal hallway and staircase serving both floors. The accommodation comprises a private entrance hallway leading to a generously sized lounge featuring a bay window that fills the room with natural light and enjoys pleasant views towards the Dane Valley tree line. The lounge is furnished with two sofas, creating a comfortable living space. The spacious double bedroom benefits from a range of freestanding pine effect furniture, providing excellent storage options. The kitchen is accessed from the lounge and is fitted with a range of matching beech effect wall and base units, offering ample storage together with an integrated hob and oven. An inner hallway leads to the bathroom, which features a matching white three-piece suite, along with a useful airing cupboard for additional storage. Throughout, the apartment is finished in neutral décor with a combination of carpeted and tiled flooring, creating a bright and welcoming home. Externally: Residents benefit from ample (un-allocated) off road parking, well-maintained communal gardens and a communal laundry drying area. Conveniently located to the west of the village, the apartment offers easy access to local amenities, transport links, and surrounding countryside.

Early viewing is highly recommended. Available Furnished

EPC Rating E

Council Tax Band B - Cheshire East

A reservation Fee of One Weeks Rents applies £173.08 Terms & Conditions Apply

A Deposit of One Month's Rent applies £750.00

ACCOMMODATION

Communal Main Entrance

The main entrance leads into a secure communal hallway, accessed via an intercom entry system and security door. This opens into the residents' central hallway, which features individual post boxes and a turning staircase providing access to the first and second floors..

Apartment Entrance Hallway

Fitted with an intercom telephone entry system providing secure access to the main entrance. Doors lead to the spacious double bedroom and lounge.

Lounge 13' 11" x 13' 8" (4.24m x 4.16m)

A bright and spacious lounge featuring a bay window to the rear aspect, allowing an abundance of natural light to fill the room while offering pleasant views over the communal gardens and towards the Dane Valley tree line beyond. Finished with neutral décor and carpeted flooring, the room is furnished with two sofas, creating a comfortable and welcoming living space.

Kitchen 6' 11" x 9' 11" (2.11m x 3.02m)

Fitted with a comprehensive range of matching beech effect wall, drawer, base and larder units, providing excellent storage throughout. Contrasting work surfaces extend around the kitchen, offering ample preparation space and incorporating an inset single-drainer sink unit with mixer tapware. Integrated appliances include a four-ring electric hob with extractor hood above and a built-in electric oven. The kitchen is further enhanced by a window to the side aspect, tiled splashbacks and practical tiled flooring.

Inner Hallway

With a double-glazed window to the rear aspect, allowing natural light into the space. Doors lead to the airing cupboard and bathroom.

Bedroom 11' 6" Max into bay x 11' 4" (3.50m x 3.45m)

A good sized double bedroom featuring a corner bay window to the rear elevation, allowing plenty of natural light to create a bright and airy atmosphere. The room is furnished with a double bed and a range of matching pine effect bedroom furniture, providing ample storage space.

Bathroom

Fitted with a matching white three-piece suite comprising a panelled bath with chrome mixer tap and handheld shower attachment, together with a separate wall-mounted electric shower, pedestal wash hand basin and low-level WC. The bathroom is completed with complementary tiled walls and a window to the rear aspect, providing natural light and ventilation.



Externally

Communal Gardens And Parking

Ample resident and visitor parking is available within the communal car park located to the side of the apartment block albeit un-allocated. Residents also benefit from well-maintained communal gardens and a communal laundry drying area.

Tenant Information

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Location

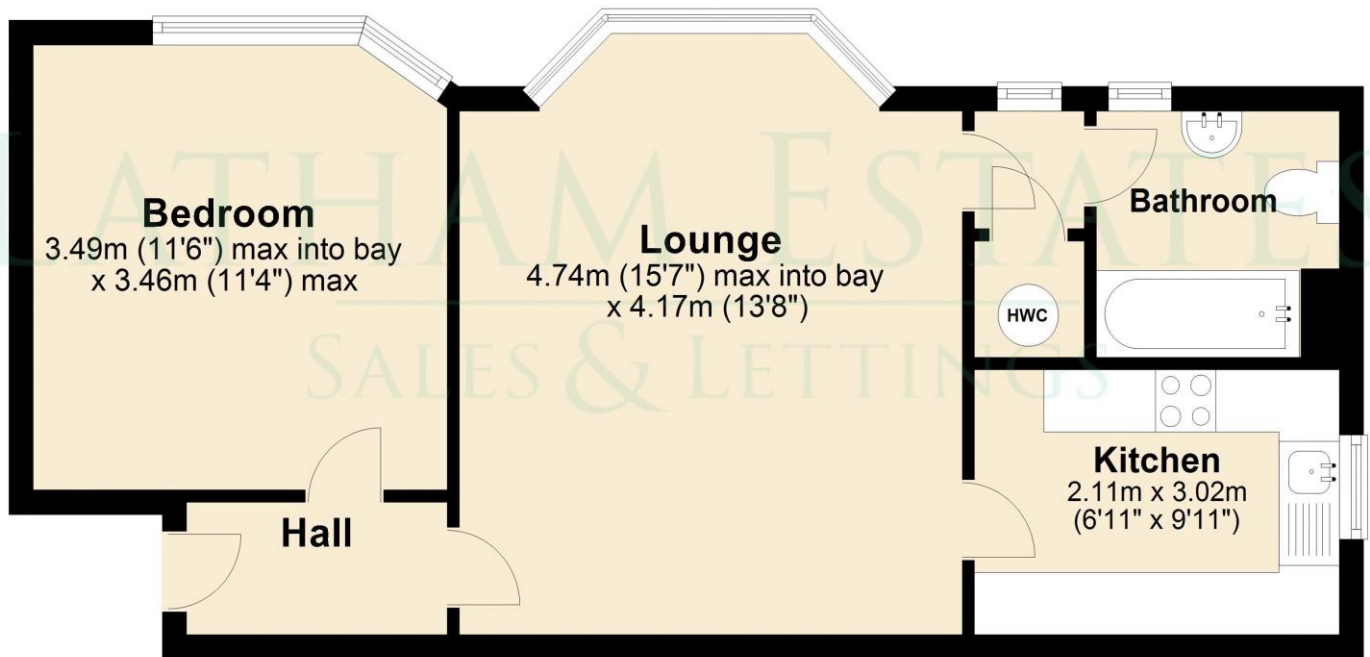
Holmes Chapel is a popular Cheshire village, with an attractive centre offering a comprehensive range of day to day shopping needs with an array of individual shops and larger high street names. Set in some lovely surrounding countryside, ideal for the keen walker with the Dane Valley on the door step. Holmes Chapel benefits from two highly regarded primary schools and an outstanding secondary school, a number of pubs/restaurants can be found in and around the village. For the commuter the nearby railway station provides a regular service to Manchester, Manchester Airport and Crewe main line station. Access to the North West motorway network can be found at Junction 18 of the M6 motorway.

Directions

From our office 16 The Square CW4 7AB travel to the mini roundabouts, taking the first exit left onto Middlewich Road, travel along taking the fourth right hand turn onto Bramhall drive, take the first left onto Ravenscroft, where the apartments can be found on the right hand side, the apartment for let is part of the middle block, easily identified by our Latham Estates to let board. Post Code: CW4 7HA Viewing Strictly by Appointment



Floor Plan



All Measurements are approximate. Not to scale. Created for illustrated purposes only. Created on PlanUp 2016 for Latham Estates Sales & Lettings
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.