



39-41 WEST BANK, ABBOTS PARK

£185,000

- FULL TOTAL REFURBISHMENT
- NEW BOILER & DOUBLE-GLAZED WINDOWS
- CONTEMPORARY DÉCOR
- MASTER WITH EN-SUITE SHOWER
- FRONT OFF-ROAD PARKING
- NO ONWARDS CHAIN

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39-41 WEST BANK, ABBOTS PARK

2
BED

2
BATH

1
RECEPTION

Recently refurbished throughout, a superbly presented first floor, two bedroom apartment set within a prestigious and quiet cul de sac, tucked away at the end of the development while remaining highly convenient for Chester and the full range of amenities and facilities within the city centre. The property has undergone a comprehensive programme of improvement and now presents as virtually new, including fresh paint throughout, new carpets, a brand new fitted kitchen with new white goods and appliances, and a newly installed contemporary en suite.

The accommodation comprises a spacious living room with open plan kitchen, two well proportioned bedrooms, with the principal bedroom benefitting from a modern en suite, and a stylish family bathroom. Off the hallway is a useful storage cupboard housing a recently installed gas combi boiler.

Further benefits include large windows providing excellent natural light, an allocated parking space, and well maintained communal areas. The property is managed by a residents' management company, with each apartment owner acting as a director. There is no ground rent, and any new owner would assume the seller's position within the company.

The apartment enjoys excellent road links to Manchester, Liverpool and North Wales, with Bache railway station within easy reach and convenient access to the A55 and M56. Ideally situated close to Total Fitness and Morrisons.





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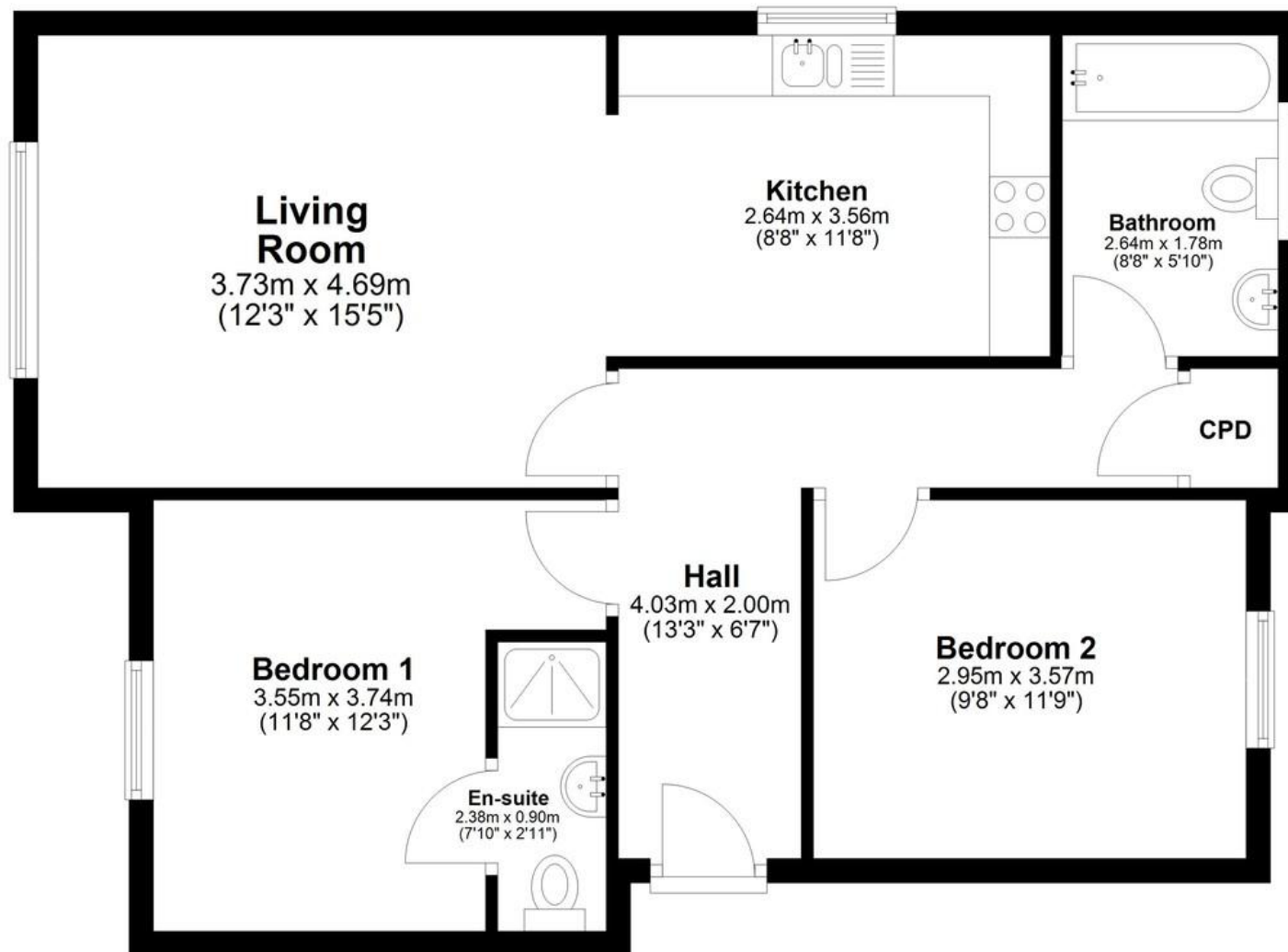
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Ground Floor



TOTAL FLOOR AREA 730 sq ft / 68 sq m

COUNCIL TAX
Band B

LOCAL AUTHORITY
Cheshire West and Chester
Council

TENURE
Share of Freehold (0 Years)

SERVICE CHARGE (PA)

GROUND RENT (PA)

EPC

Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C		
55-68	D		
39-54	E		
21-38	F		
1-20	G		

OFFICE CONTACT INFO

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