



*jordan fishwick*

24 Nightingale Close, SK9 4DF  
70% Shared ownership £126,000



## Nightingale Close Wilmslow SK9 4DF

70% Shared ownership  
£126,000




Offered to the market with No Onward Chain, this well maintained first floor apartment is available on a Shared Ownership basis and is situated within a popular residential development in Wilmslow, exclusively for the over 55's. Available to purchase as a 70% share, it presents an excellent opportunity for those seeking comfortable, low-maintenance living in a highly desirable location. The asking price represents a 70% share of the property, which has been independently valued by a RICS surveyor. A new 99-year lease will be granted on completion by way of a surrender and regrant lease. The apartment in brief comprises a bright and welcoming entrance hall with useful built-in storage, a spacious living and dining room, a modern fitted kitchen, two well proportioned bedrooms, and a contemporary shower room. Ideally positioned for easy access to Wilmslow's excellent range of local amenities, shops, transport links, and green spaces, this apartment offers an ideal setting for independent retirement living within a friendly and well established community. Viewings essential.



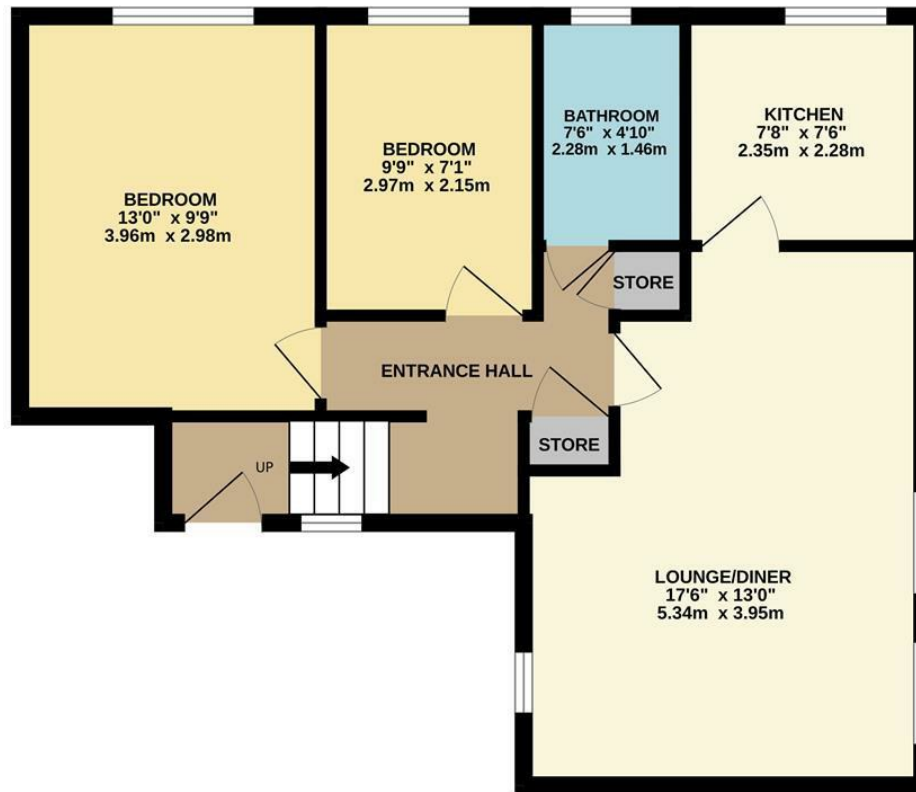
- No Chain
- 70% Shared Ownership
- First Floor
- Two Bedroom Apartment
- Resident Parking
- Gas Central Heating
- Over 55's



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) <b>A</b>		
(81-91) <b>B</b>		
(69-80) <b>C</b>	<b>76</b>	<b>76</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 	



## GROUND FLOOR



Measurements are approximate. Not to scale. Illustrative purposes only.  
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