



19 Mere House Arbour Walk, Helsby

Frodsham

£140,000

**GASCOIGNE
HALMAN**

THE AREA'S LEADING ESTATE AGENCY



19 Mere House Arbour Walk

Helsby, Frodsham

A very spacious top floor (second floor) apartment within a smart, popular development. The tastefully presented accommodation enjoys a sunny aspect and lovely views from it's private balcony.

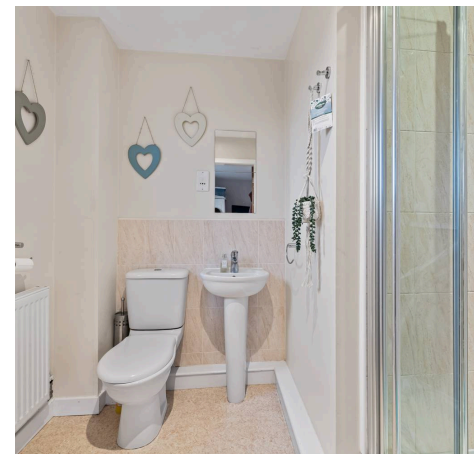
Council Tax band: B

Tenure: Leasehold

EPC Energy Efficiency Rating: C

EPC Environmental Impact Rating: B

- Smart, Stylish Top Floor Apartment
- Private Sunny Balcony with Open Views
- Two Double Bedrooms and Two Bathrooms
- Allocated and Visitor Parking
- Convenient For Local Shops and Services



19 Mere House Arbour Walk

Helsby, Frodsham

An impressive apartment with well planned, spacious accommodation extending to almost 750 square feet. The layout includes a communal hallway with entry intercom system, private hallway, a large open plan living room/kitchen with doors opening onto balcony and a fitted range of quality units. There are two double bedrooms, an en-suite shower room and separate bathroom. There are double glazed windows and gas fired central heating is installed.

Allocated and visitor parking spaces are available. Communal gardens including nature pond with deck seating area. Viewing is essential.

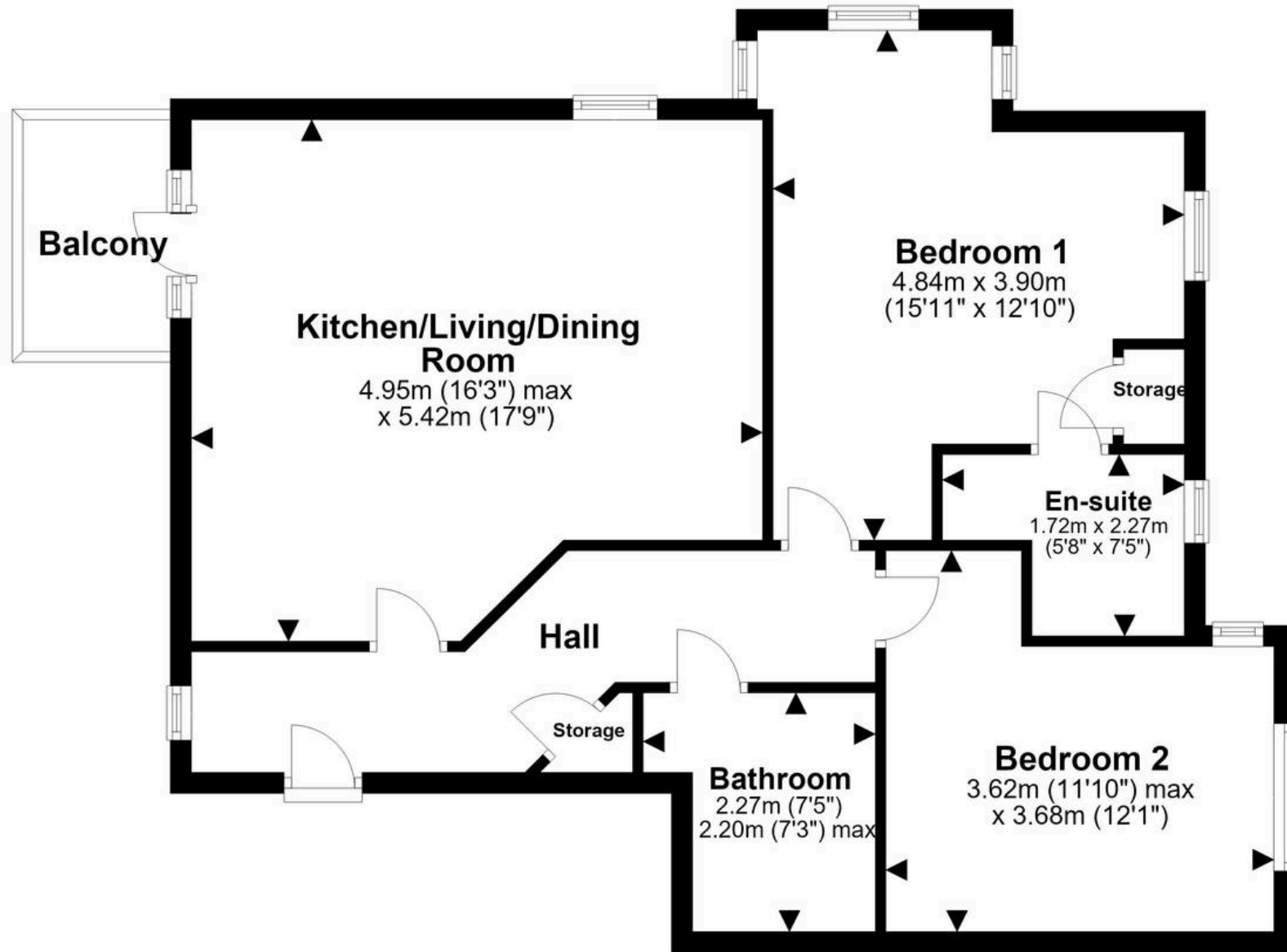
LEASE & SERVICE CHARGE

The property is leasehold for the remainder of a 125 year term from in 2007. Ground rent of £300 per year is currently payable. A service charge of £1600 per year is payable to cover maintenance of the building, grounds, communal areas and building insurance. These details will be verified by the sellers solicitor.



Top Floor

Approx. 69.5 sq. metres (748.0 sq. feet)
(excluding Balcony)



Total area: approx. 69.5 sq. metres (748.0 sq. feet)

You can include any text here. The text can be modified upon generating your brochure.



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