



Knutsford  
Tatton Court, King Street

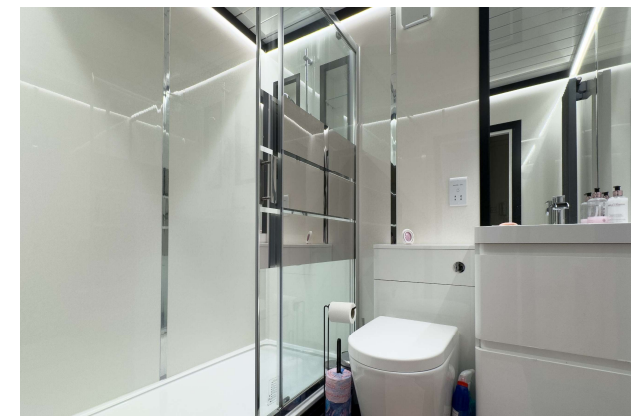




# Knutsford, WA16 6HW

## Tatton Court, King Street

### £325,000



## The Property

This beautifully presented ground floor, two-bedroom apartment forms part of a charming and popular development, ideally located within the heart of Knutsford Town Centre, within a short stroll of all the local shops, bars and restaurants, as well as the entrance to Tatton Park. The property itself has been lovingly maintained and improved to the highest of standards offering bright and flexible living accommodation throughout. Particular mention must be made of the open plan living/dining room with its large bay window, allowing ample natural light, the newly fitted kitchen complete with integrated Neff appliances as well as the modern shower room.

The property benefits from having its own private door off King Street as well as a communal entrance to the rear off the car park. The rear is approached via attractive communal gardens, well-stocked with flowers and shrubs, and surrounded by mature trees and hedges. The communal car park provides off-road parking and the property also has a separate single garage.

## Directions

From our office in Knutsford travel along King Street towards Tatton Park where the apartment will soon be seen on your left.

- A beautifully presented ground floor apartment
- Situated in the heart of Knutsford town centre & stone's throw from Tatton Park
- A short walk to the shops, restaurants & bars
- Spacious living accommodation
- Newly fitted breakfast kitchen
- Two bedrooms
- Contemporary style shower room
- Garage

**Postcode** – WA16 6HW

**EPC Rating** – D

**Tenure** – Leasehold

Lease: 999 years from 1978

Service Charge: £925 every 6 months

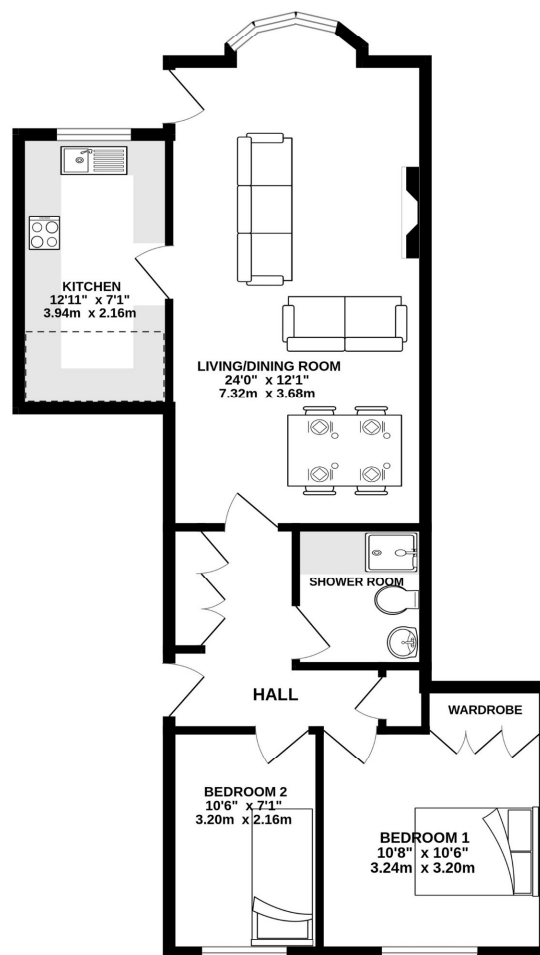
**Local Authority** – Cheshire East

**Council Tax** – Band D





## GROUND FLOOR



Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.  
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103 King Street, Knutsford, Cheshire, WA16 6EQ

01565 654 000

E: [info@irlamsestateagents.co.uk](mailto:info@irlamsestateagents.co.uk)

[www.irlamsestateagents.co.uk](http://www.irlamsestateagents.co.uk)

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