

Callaghans

Independent Estate Agents, Surveyors, Valuers and Mortgage Brokers

3 Willow Court, Gatley, SK8 4BG



£105,000

**Retirement Apartment
One Double Bedroom
Own Ground Floor Entrance
Communal Laundry and Gardens
Modern Bathroom
Allocated Parking**

Callaghans Estate Agents
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Callaghans are delighted to offer for sale this well-presented one-bedroom ground floor retirement apartment, situated within the highly regarded Willow Court development in the heart of Gatley. Benefiting from its own private front door with direct access to Brookside Road, this attractive property offers an excellent combination of independence, comfort, and community-focused living, making it an ideal choice for those seeking a secure and convenient retirement lifestyle.

The apartment has been thoughtfully designed to provide practical and easy-to-maintain accommodation. Upon entering, you are welcomed by a spacious hallway that includes useful built-in storage, helping to keep the living space organised and clutter-free. The hallway leads through to a bright and comfortable open-plan living and dining area, creating a welcoming environment for both relaxation and entertaining visitors.

The fitted kitchen is equipped with a range of wall and floor units, providing storage and workspace, along with space for essential appliances. Designed with practicality in mind, it offers everything needed for everyday cooking and meal preparation. The double bedroom is generously proportioned and benefits from a fitted wardrobe, maximising storage while maintaining a spacious feel. The bathroom is fitted with a modern suite and features a walk-in shower, offering both comfort and accessibility.

Willow Court offers a range of excellent communal facilities designed to enhance residents' quality of life. These include lift access throughout the development, a welcoming residents' lounge where neighbours can socialise and participate in community activities, and a communal laundry facility for added convenience. The well-maintained communal gardens provide pleasant outdoor spaces to relax and enjoy the surroundings.

For additional peace of mind, the development benefits from the presence of a dedicated house manager who oversees the day-to-day running of the building and provides support when required. There is also a guest suite available, allowing visiting family and friends to stay comfortably without impacting your own living space. One of the property's greatest attractions is its location. Situated close to the centre of Gatley Village, residents can enjoy easy access to a range of local shops, cafés, amenities, and transport links, all within a friendly and established community setting.

Offering security, independence, and a welcoming community atmosphere, this charming retirement apartment represents an excellent opportunity to enjoy comfortable living in a sought-after location. Contact Callaghans today to arrange your viewing and discover everything Willow Court has to offer.

Lounge 10' 6" x 15' 8" (3.19m x 4.78m)

Kitchen 7' 0" x 7' 3" (2.14m x 2.22m)

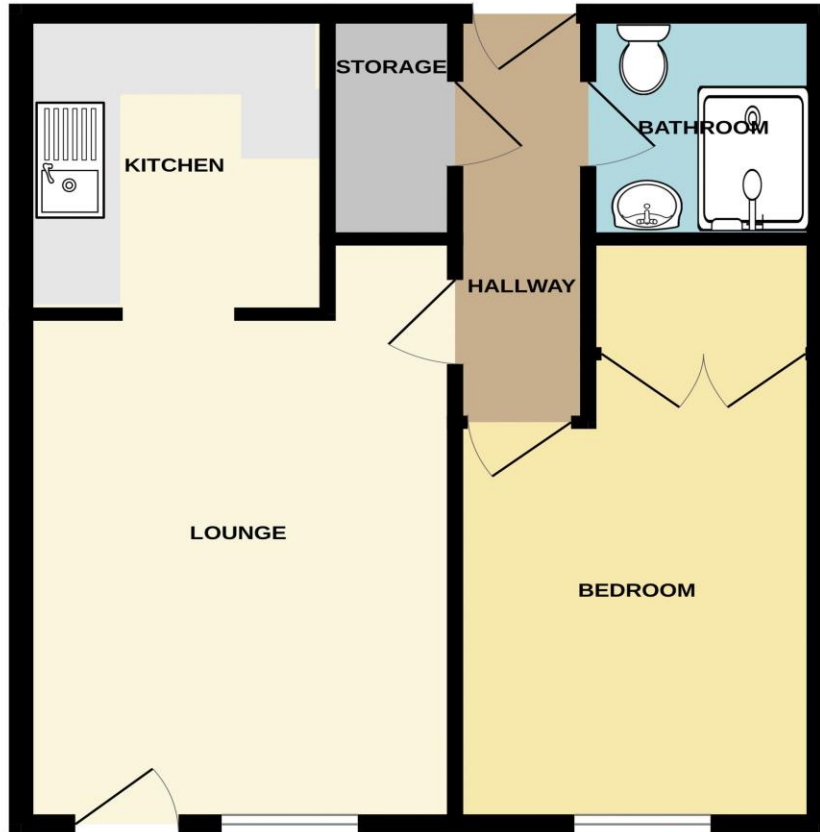
Bathroom 5' 4" x 6' 7" (1.62m x 2m)

Bedroom 8' 8" x 13' 10" (2.65m x 4.21m)

Storeroom 2' 11" x 4' 7" (0.9m x 1.4m)

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GROUND FLOOR
463 sq.ft. (43.0 sq.m.) approx.



These measurements
taken for any error
of as such by any
and no guarantee

Disclaimer:

These particulars, whilst believed to be accurate are set out as a general guideline only or guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation or fact, but must satisfy themselves by inspection or otherwise as to their accuracy. Please note that we have not tested any apparatus, equipment, fixtures, fittings or services, including gas central heating and so cannot verify they are in working order or fit for their purpose. Further more solicitors should confirm movable items described in the sales particulars are, in fact included in the sale since circumstances do change during marketing or negotiations. Although we try to ensure accuracy, measurements used in this brochure may be approximate. Therefore if intending purchasers need accurate measurements to order carpeting or to ensure existing furniture will fit, they should take such measurements themselves. **YOUR HOME IS AT RISK IF YOU DO NOT KEEP UP REPAYMENTS ON A MORTGAGE OR OTHER LOAN SECURED ON IT**