



jordan fishwick

13 Rowantree Road, Lindow Court Park,
Guide Price £240,000



Rowantree Road WA16 7DN

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The perfect opportunity to purchase a fully modernised Park Home (Over 45's) situated on the desirable Lindow Court Park on the outskirts of Wilmslow and Mobberley. This small community of Park Homes is accessed off Moor Lane in Wilmslow and is situated within an idyllic and quiet rural setting. In brief this stylish and beautifully presented two bedroom Park home is positioned on a sizeable and private corner plot benefiting from an open aspect. The property comprises in brief of a very spacious entrance hallway, accessed via a modern composite uPVC door. Within the hallway there is ample space for storage and a study area. There is a further door leading to the rear garden and an internal door leading to the beautifully presented and generously proportioned living room, comprising a bay window to the rear with plantation shutters, a set of internal double doors to the kitchen diner and a stylish contemporary feature radiator. The kitchen diner has been fitted with a modern kitchen with integrated, oven, hob and dishwasher with space for a free standing fridge freezer. Ample space for a dining table and chair set and a recessed area with shelving. There are two bedrooms accessed via an inner hallway with the principle bedroom being worthy of note due to its size and open aspect view over the leafy grounds. The modern and stylish bathroom has been tastefully fitted and has an airing cupboard that houses the gas 'Worcester Boiler'. A second smaller porch provides a further external entrance and offers enough space for laundry appliances. Externally the private corner plot is well defined with mature borders, there is a paved patio for entertaining and a useful storage shed. A residents parking area is located opposite with surrounding well kept community gardens. The property also benefits from a garage adding extra useful storage.



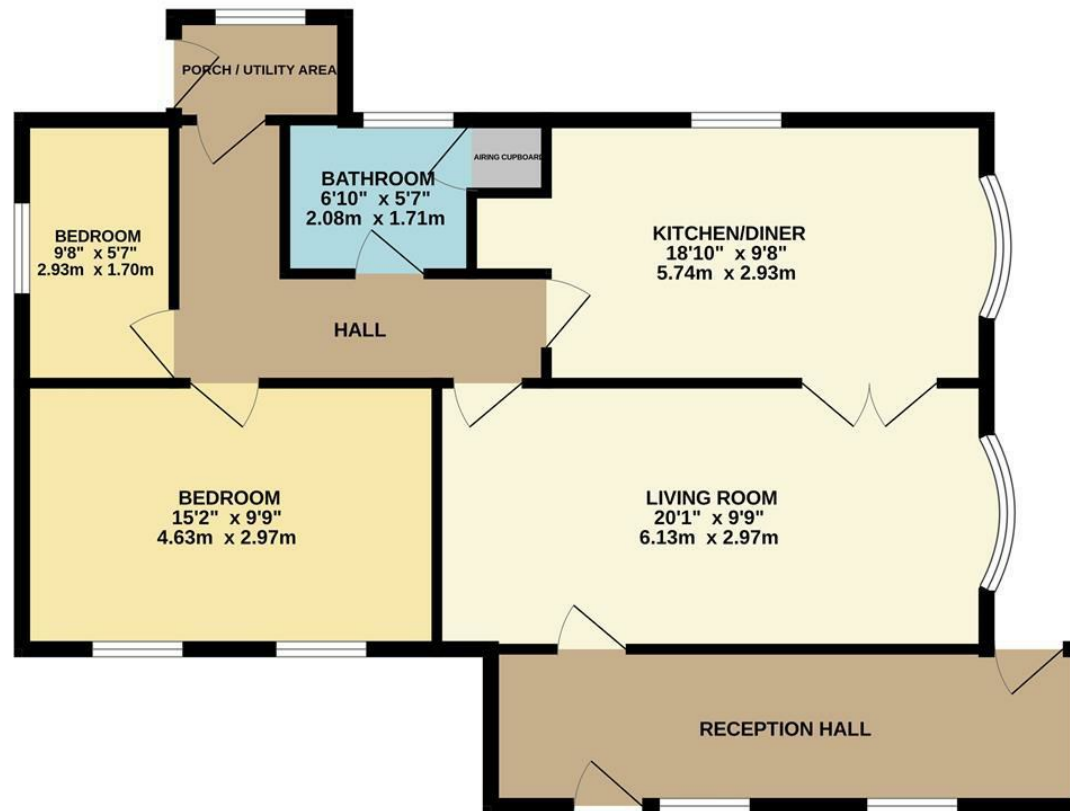
- Stunning Semi Rural Setting
- Close to local Villages
- Immaculate and stylsh accomodation
- Well maintained garden area and patio
- Two bedrooms
- Kitchen diner
- Garage



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales		EU Directive 2002/91/EC 



GROUND FLOOR
841 sq.ft. (78.1 sq.m.) approx.



TOTAL FLOOR AREA: 841 sq.ft. (78.1 sq.m.) approx.
Measurements are approximate. Not to scale. Illustrative purposes only.
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