



Flat 62 Woodgrove Court Peter Street Hazel Grove | Hazel Grove | SK7 4GD

EDWARD  
mellor



## Features

- Superb 1 Bedroom Retirement Apartment
- No Onward Chain
- Attractively Fitted Kitchen & Shower Room
- Juliet Balcony With Stunning Views
- Fitted Bedroom

Woodgrove Court is a modern built development of retirement apartments for the over 60s, situated in the heart of Hazel Grove adjacent to Sainsburys Superstore and within walking distance of local amenities. Inside, you will find that a warm and friendly atmosphere

exists among its residents with an emphasis of independent living and a 24 hour care line and house manager facility. This is an exciting opportunity to acquire a second floor one bedroom apartment which is serviced by either lift or stairs and enjoys views via a Juliet balcony

over the pleasant communal gardens from a lovely size living room. The apartment is available with no vendor chain and has been well maintained throughout so an early inspection is highly recommended.

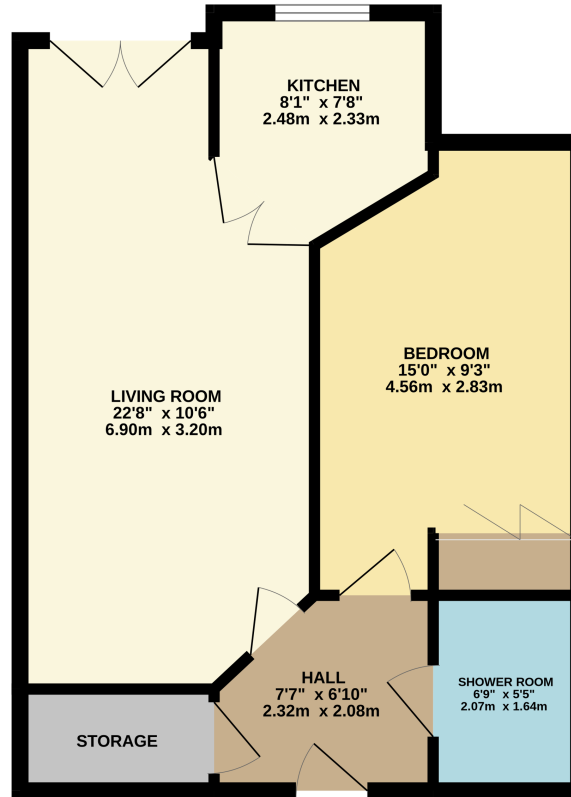


The development benefits from a security entry system, residents lounge, guest suite, laundry, electric storage heating, uPVC double glazing and an attractively fitted kitchen and shower room. The development is set within pleasant communal gardens and offers residents and visitor parking..The accommodation on offer briefly comprises secure communal entrance door and communal areas, private entrance door, entrance hall with useful storage, living room providing ample room for both seating and occasional dining, attractively fitted kitchen with integrated appliances, superbly fitted shower room and a good size double bedroom with a range of fitted wardrobes and cupboards. Viewing recommended.

# FLOOR LAYOUT

Not to Scale - For Identification Purposes Only

SECOND FLOOR  
501 sq.ft. (46.5 sq.m.) approx.



TOTAL FLOOR AREA: 501 sq.ft. (46.5 sq.m.) approx.

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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## Important Information

- Council Tax Band: B
- Tenure: Leasehold
- Years Remaining on the Lease : 106 Years

## EPC Rating

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