



London Road, Nantwich, CW5 6SE
£70,000

Est. 1930
**Whittaker
& Biggs**

London Road, Nantwich, CW5 6SE.

A purpose built; first floor apartment located within this popular retirement complex for the over 55's.

Well located for the local amenities of Nantwich town centre plus as other local attractions such as Bridgemere garden centre.

This one-bedroom apartment is accessible via a lift and offers accommodation including a spacious hallway, modern shower room with double width shower, double bedroom with fitted wardrobe and a spacious lounge diner.

There is also access and use of the communal gardens for the use of the residents which are well maintained and include a covered outdoor patio and seating area.

Entry is via an intercom with a locked communal entry system for security and peace of mind There is also an emergency response system within the property.

The well-kept communal areas include a residential lounge, for those who like to socialise with residential activities for those wishing to participate. Other benefits include an on-site laundry room and guest facilities.

There is allocated parking available for one vehicle. We believe that pets are accepted, subject to approval. Offered for sale with no upward chain.



Entrance Hallway

Having an electric heater, built-in store cupboards housing hot water cylinder/boiler, immersion heater. Coving to ceiling. Access to the lounge, bedroom and shower room.

Lounge/Diner 23' 5" x 6' 7" (7.14m x 2.01m)

Having an ornamental fire surround housing an electric coal effect fire, coving to ceiling. UPVC double glazed window with views over the communal gardens. Electric heater.

Kitchen 7' 7" x 7' 5" (2.31m x 2.26m)

Having a range of wall cupboard and base units with work surfaces over incorporating a stainless steel sink and drainer with mixer taps over, electric hob and electric oven with extractor hood over. Dimplex wall heater, part tiled walls. UPVC double glazed window to the side aspect.

Bedroom One 15' 1" x 9' 2" (4.60m x 2.79m)

Having a UPVC double glazed window to the rear aspect. Electric heater, coving to ceiling, double fronted mirrored wardrobe.

Shower Room

Having a modern three piece suite comprising of a double shower cubicle with shower attachment over, WC with push flush, pedestal hand wash basin with chrome taps over. Part tiled walls, vinyl flooring. Electric wall heater.

Externally

Lawned communal gardens to all sides providing space to relax and enjoy the delightful surroundings with various paved seating areas.

Onsite car parking.

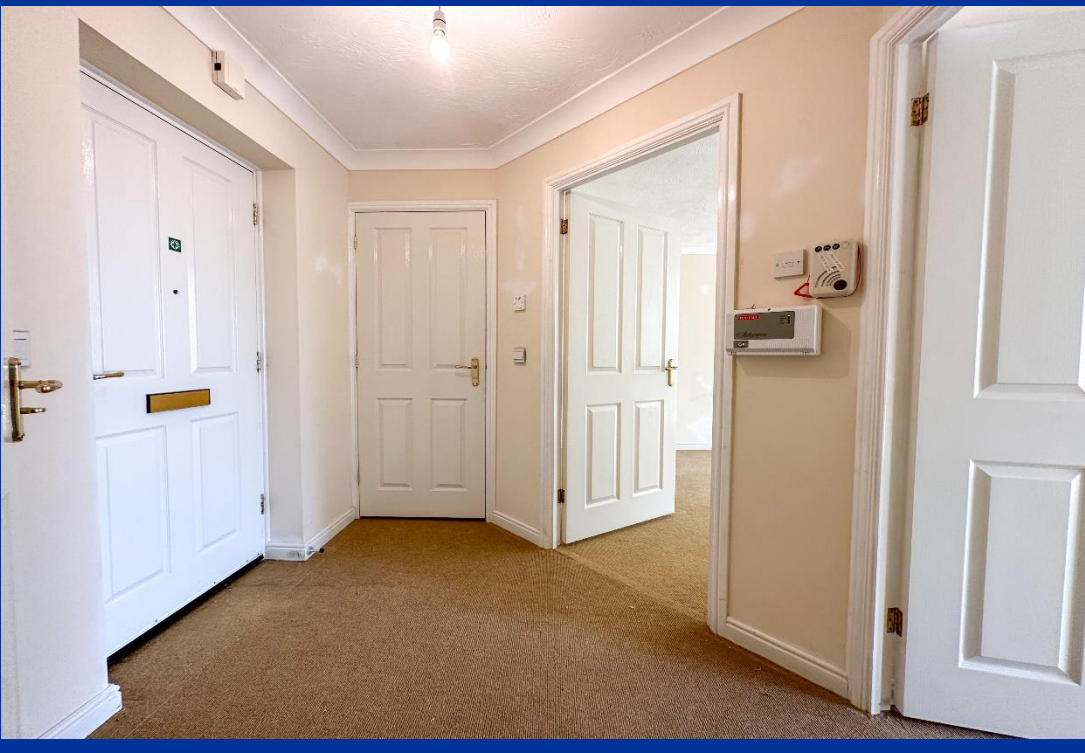
Note:
Council Tax Band: B

EPC Rating: C

Tenure: Leasehold

Lease- 125 years from 1 July 2002
Management Costs: £2,443.03 per year
Ground Rent: £350







This plan is illustrative only, its details cannot be relied upon and no liability is taken for any errors.

Floor Plan



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