



Westholme Close, Congleton, CW12 4FZ
£162,500

Est. 1930
**Whittaker
& Biggs**

Westholme Close, Congleton, CW12 4FZ.

An immaculately presented two bedroom modern top floor apartment, situated in a highly sought-after location and benefiting from beautiful views of the gardens and grounds.

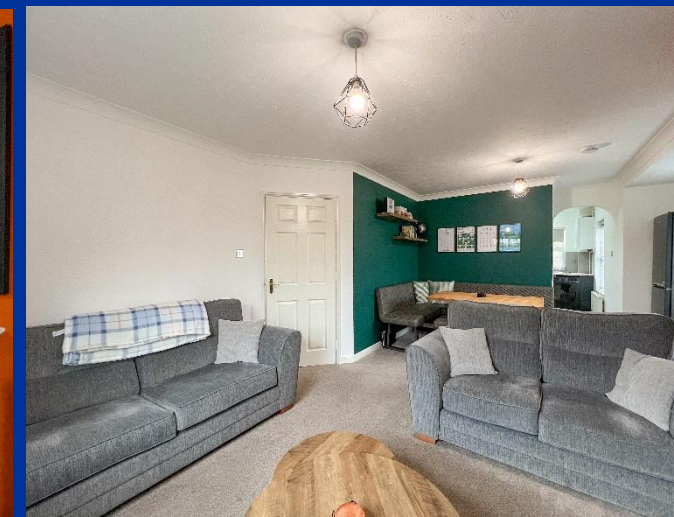
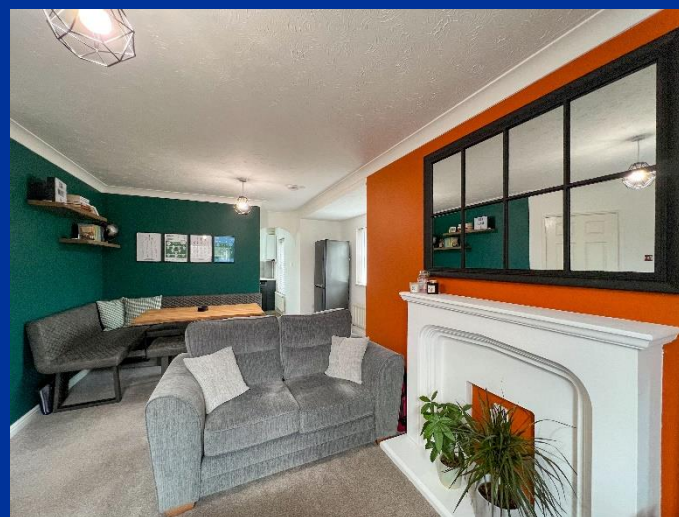
Located within close proximity of Congleton town and its local amenities whilst also being on the cusp of Astbury Mere Country Park a short distance away.

Comprising of two bedrooms, a family bathroom incorporating a three-piece suite with separate shower over bath, a spacious open plan living/dining area with feature fireplace and a defined kitchen area with newly refurbished modern hi-gloss units.

The building and gardens are immaculately kept with the communal areas being professionally maintained. The property benefits from off road secure parking for two cars.

Items of furniture can be purchased under separate negotiation.

A viewing comes highly recommended to fully appreciate this impressive apartment.



Hallway

Having Timber style access door. Access to roof void. Coving. Radiator. Laminate wood flooring.

Living/Dining Room 17' 9" x 12' 9" (5.42m x 3.88m)

Living Room - Having UPVC double glazed window. Stone effect fireplace and hearth. Coving. Radiator. Carpet.

Dining Area - UPVC double glazed window. Coving. Radiator. Carpet.

Kitchen 2.26 " x 9' 4" (m x 2.84m)

Having UPVC double glazed windows. Range of high gloss wall, drawer and base units with work surfaces that incorporate a stainless steel sink with mixer tap. Integrated four ring gas hob, extractor hood and electric oven. Space for a fridge and freezer. Store cupboard. Radiator.

Bedroom One 12' 1" x 9' 10" (3.69m x 3.00m)

Having UPVC double glazed window. Two built in double wardrobes. Radiator. Carpet.

Bathroom 6' 10" x 6' 2" (2.08m x 1.88m)

Three piece white suite comprising of a close coupled WC, vanity basin and a 'P' shape bath with shower and screen. Extractor fan. Partially tiled walls and a tiled floor. Ladder style heated towel rail.

Bedroom Two 8' 11" x 8' 2" (2.71m x 2.48m)

Having UPVC double glazed window. Radiator. Laminate wood flooring.

Communal Areas

Storm canopy giving access via a UPVC double glazed door to well maintained shared areas. Automatic lighting. Letter boxes.

Exterior

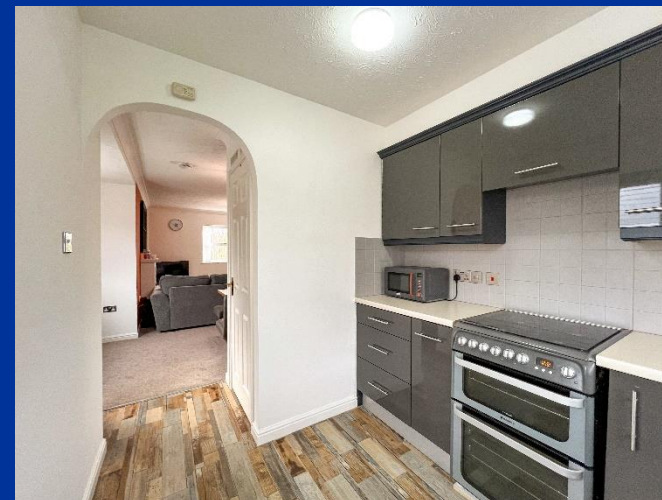
Having two allocated parking spaces.

Note:

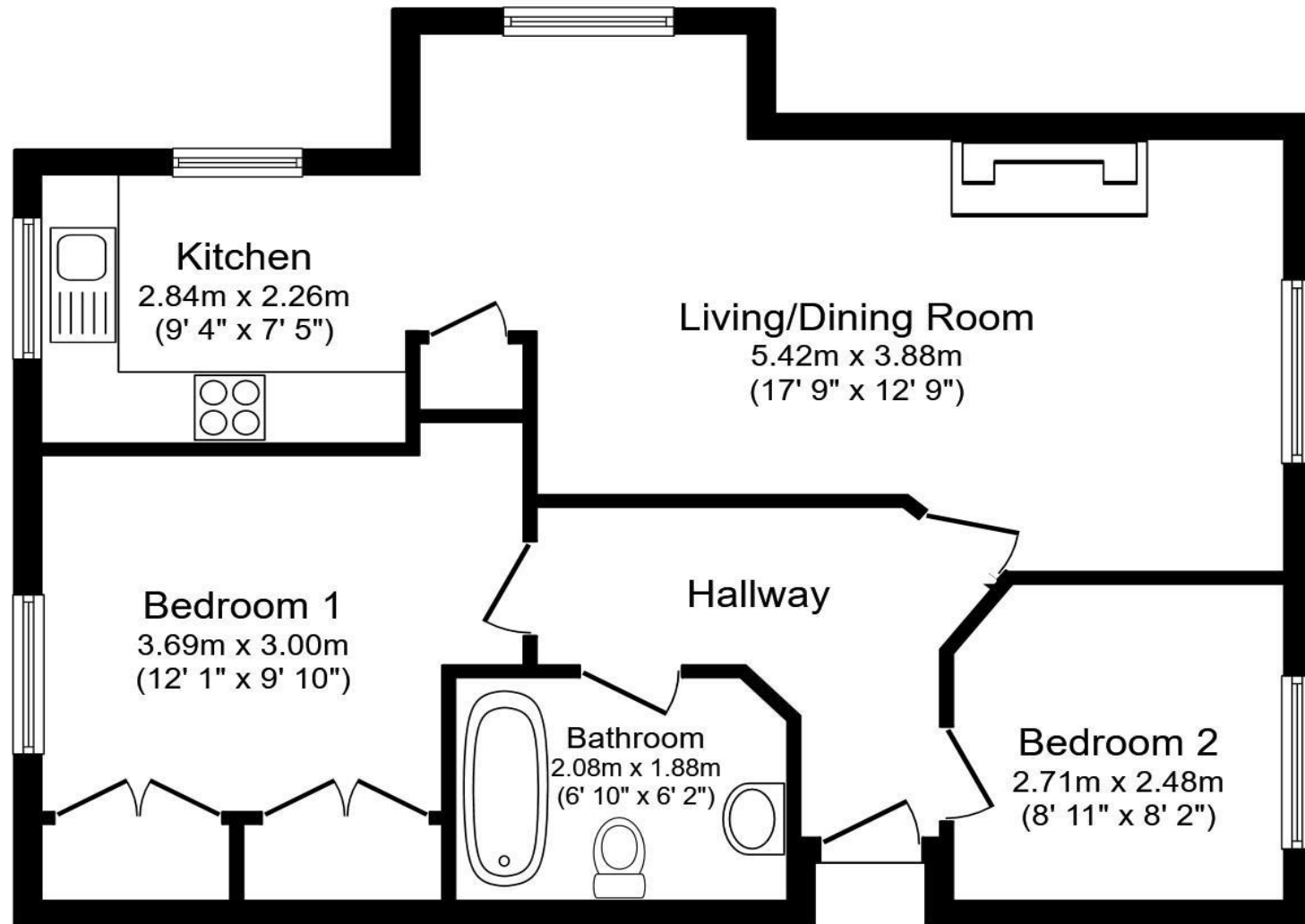
Council Tax Band: C

EPC Rating: C

Tenure: believed to be Leasehold – Service charges may apply, Legal representative to confirm.







Total floor area 62.6 sq.m. (674 sq.ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Plan produced for Reed Rains. Powered by www.focalagent.com



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