



# Jackson Maunders

## 3 Bedroom Flat for Sale - Offers in Excess of £450,000

Grey Road, Altrincham, WA14 4AT



### KEY FEATURES

- Apartment With Private Entrance • Three Bedrooms • En-Suite Shower Room • Main Bathroom • Lounge • Dining Room • Kitchen/Breakfast Room • Garage

## Description

A superbly sized and beautifully appointed First Floor Purpose Built Apartment with fantastic accommodation extending to approximately 1400 sq ft and set within beautifully manicured, secluded Communal Gardens. The Apartment benefits from having its own Ground Floor Entrance as opposed to a Communal Entrance, and is in a block of just Two Apartments in a Development comprising of a total of Six Apartments. The property is well positioned within a desirable part of Altrincham, within easy reach of the Town Centre and close to Dunham Forest Golf Club. The current owners have greatly improved the property with superb specification Kitchen and Bathroom fittings. An internal inspection will reveal fabulously proportioned rooms, making this an ideal purchase for someone looking to downsize from a larger family home. Comprising: Ground Floor Entrance to Entrance Vestibule, with door leading through to a staircase leading to the First Floor. Hallway leading to the Living and Bedroom accommodation. Useful Cloaks and Storage Cupboard. Fantastic 24' x 24' (max) Lounge with three multi paned windows enjoying delightful Communal Garden views. An opening leads through to the Dining Area, again with a Communal Garden view. A door from the Dining Area leads to the superbly appointed Kitchen which has underfloor heating and Communal Garden views, There are Three excellent Double Bedrooms, one currently utilised as a Home Study, all of them enjoying views over the Communal Gardens. The Principal Bedroom extends to some 15' x 14'. This Bedroom is served by the stylish En Suite Shower Room. The remaining Bedrooms are served by the contemporary style Full Bathroom with underfloor heating. Externally, there are both Resident and Guest Parking Spaces, in addition to a Single Garage in a block. The Communal Gardens of the Development are truly a delightful feature, laid principally to lawn and beautifully manicured with a



Total Area: 141.7 m² ... 1525 ft²

