



Mather House Mather Lane, WN7 2FS

£275,000

ARC HOMES are delighted to offer FOR SALE this absolutely stunning unique loft style apartment complete with its PRIVATE SUN TERRACE offering a gorgeous indoor-outdoor flow. This incredible property is flawlessly presented and boasts lots of character including fabulous 3.3m high ceilings, large dual aspect windows and French doors opening into a fantastic sun terraced with views for miles. Mather Lane mill is an 1882 grade II listed building which has been flawlessly converted to create modern contemporary loft style apartments. The new owners of this gorgeous apartment will take advantage of the communal services including concierge service, fully equipped gymnasium, lobbies, dining rooms and an awesome cinema room. Entry is via a communal entrance with an elevator rising to the sixth floor. A welcoming private entrance provides access into the stunning open plan dual aspect living room incorporating well proportioned sitting area and beautiful modern kitchen. The sitting room has large window to both front and side with fantastic open aspect views as far as the eye can see. French doors open into well designed South facing sun terraced. there are two very generous bedrooms and a modern bathroom. The master bedroom benefits from a modern en suite shower room. Outside, the terraced is low maintenance and south facing providing generous outdoor space and a good degree of privacy. The views simply must be seen to be fully appreciated. This property also benefits from secure basement parking.



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	

Environmental Impact (CO ₂) Rating		
	Current	Potential
Very environmentally friendly - lower CO ₂ emissions		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not environmentally friendly - higher CO ₂ emissions		
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