



*jordan fishwick*

12 Corn Mill Court, Albion Road, New Mills,  
Guide Price £350,000



## The Property

\*\*\* Stunning New Build Development \*\*\*

Prices From £350,000

With contemporary fittings and a high quality finish combined with traditional building methods. A superb development of townhouses offering versatile, spacious accommodation within a convenient location for New Mills shops, amenities and train stations.

Two separate styles of Three bedroom properties are highly energy efficient and are part of a select development with communal gardens overlooking the Peak Forest Canal.

Arranged over four floors offering versatile, adaptable accommodation in an excellent, sought after location.

For more information and to BOOK A VIEWING, contact the team today on 01663 767878

\*\*All properties come with a 10 year LABC warranty\*\*

## Corn Mill Court, Albion Road High Peak SK22 3JP

Prices From £350,000



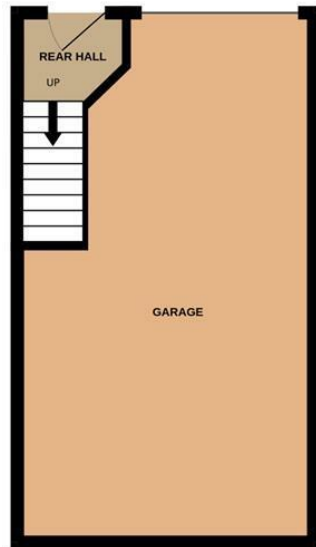
- Beautiful Three and Four Bedroom New Build Homes
- Adjoining The Peak Forest Canal
- High Quality Kitchens and Bathrooms
- Off Road Parking
- Ten Year Warranty
- Convenient New Mills Location
- Master Bedroom with En Suite
- Spacious Garage or Basement Space
- Small Development with Communal Gardens



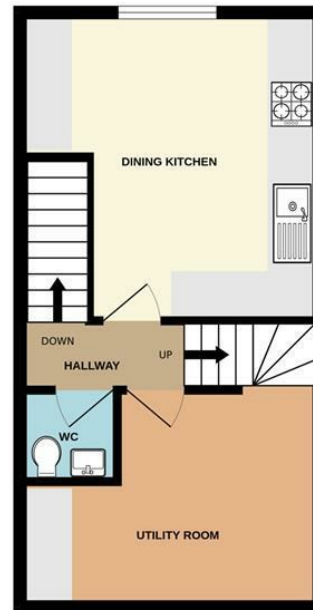
| Energy Efficiency Rating                    |                            |           |
|---------------------------------------------|----------------------------|-----------|
|                                             | Current                    | Potential |
| Very energy efficient - lower running costs |                            |           |
| (92 plus) <b>A</b>                          |                            | <b>94</b> |
| (81-91) <b>B</b>                            | <b>84</b>                  |           |
| (69-80) <b>C</b>                            |                            |           |
| (55-68) <b>D</b>                            |                            |           |
| (39-54) <b>E</b>                            |                            |           |
| (21-38) <b>F</b>                            |                            |           |
| (1-20) <b>G</b>                             |                            |           |
| Not energy efficient - higher running costs |                            |           |
| <b>England &amp; Wales</b>                  | EU Directive<br>2002/91/EC |           |



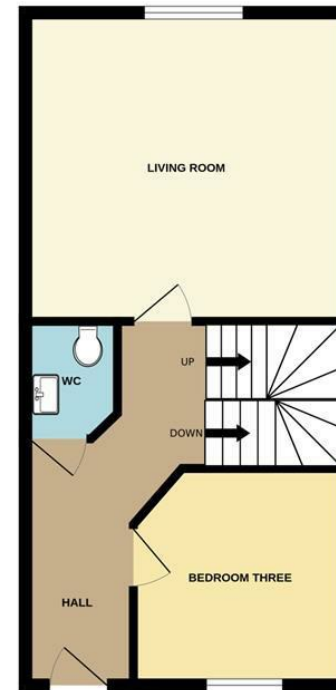
GARAGE LEVEL



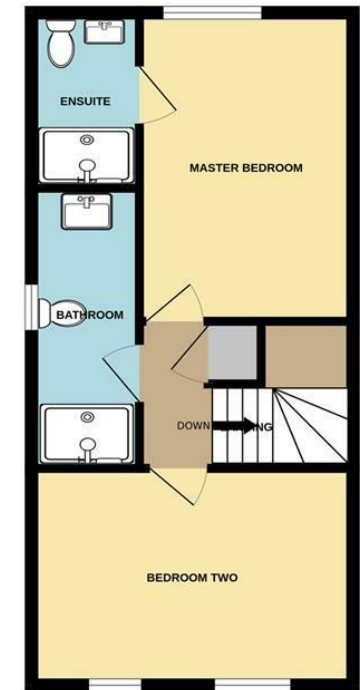
LOWER GROUND FLOOR



GROUND FLOOR



1ST FLOOR



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.  
Made with Metropix ©2024



These particulars are believed to be accurate but they are not guaranteed and do not form a contract. Neither Jordan Fishwick nor the vendor or lessor accept any responsibility in respect of these particulars, which are not intended to be statements or representations of fact and any intending purchaser or lessee must satisfy himself by inspection or otherwise as to the correctness of each of the statements contained in these particulars. Any floorplans on this brochure are for illustrative purposes only and are not necessarily to scale.

Offices at: Chorlton, Didsbury, Disley, Hale, Glossop, Macclesfield, Manchester Deansgate, Manchester Whitworth Street, New Mills, Sale, Wilmslow and Withington