



jordan fishwick

Apt 6 Kennerley Court, SK9 5EQ
Guide Price £389,950



Kennerley Court Wilmslow SK9 5EQ

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NO ONWARD CHAIN. A Stunning FIRST FLOOR TWO DOUBLE BEDROOM Apartment in Central Wilmslow with a beautiful outlook. Within a short stroll of the town centre, the Bollin Valley and Wilmslow train station. This particular apartment is ready to move in to. Decorated in neutral colours with ample natural light flooding in. This dual aspect apartment has a Southerly outlook from the living and dining areas. The Stylish kitchen is fitted with a range of units with granite works surfaces over and a comprehensive range of integrated appliances. The living area is spacious and opens to the dining area with feature bay window. The two double bedrooms are of generous proportions with fitted wardrobes. There is a modern bathroom as well as a contemporary en-suite to the main bedroom. The apartment also features a private garage and parking space with additional storage facilities in the communal cellar. An early viewing is essential.

DIRECTIONS

From our Wilmslow office proceed in a northerly direction along Alderley Road to the first set of traffic lights and turn left into Water Lane. Continue along Water Lane and turn right onto Kennerleys Lane and Kennerleys Court will be found on the right hand side at the top of the road.

Communal Entrance Hall

Stairs to all floors.

Private Entrance Hall

Wood effect flooring, telephone intercom point, picture rail, fitted storage cupboard, wall mounted thermostat. Doors providing access to bedrooms, living room and bathroom.

Open Plan Living/Dining Room

22'8" max x 16'4" max

Living Room Area

Well presented with double glazed windows to front and side, recess for fire, decorative ceiling coving, radiator. Opening through to dining room area.

Dining Area

Double glazed bay window to side (south facing), radiator, decorative ceiling coving. Door providing access to kitchen.

Kitchen

9'10" x 8'1"

Contemporary style kitchen fitted with a range of base and wall units with granite work surfaces over incorporating stainless steel sink unit, five ring gas hob with extractor hood over, modern fitted Neff oven and grill, integrated fridge and freezer, integrated dishwasher, radiator, attractive tiled splashbacks, tiled flooring, double glazed window to side, cupboard housing wall mounted Worcester combi gas central heating boiler, integrated washing machine.

Master Bedroom

16'2" max x 11'2" max

A great size double room with two double glazed windows overlooking the communal gardens to the rear, fitted wardrobes with bi-fold mirrored doors and radiator. Door to en suite.

En Suite

Fitted with a walk in shower with glass screen with drench style shower head, low level wc, vanity style wash hand basin with storage under, attractive tiled splashbacks, tiled floor, double glazed window to rear and ladder style heated towel rail.

Bedroom Two

13'2" x 8'11"

Double bedroom with double glazed window to front, fitted mirrored wardrobes and radiator.

Bathroom

Fitted with a contemporary suite comprising panelled bath with shower over, low level wc, vanity style wash hand basin with storage under, tiled splashbacks, tiled flooring, fitted extractor fan, ladder style heated towel rail.

OUTSIDE

Communal Gardens

Well tended communal gardens mainly laid to lawn with attractive borders.

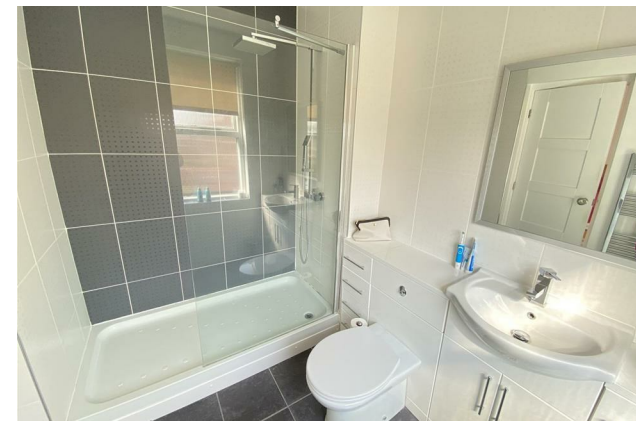
Single Garage

Middle garage situated in the first block on the right, with up and over door.

COMMUNAL CELLARS

With various cellar chambers providing useful communal storage.

**** DRAFT DETAILS ****



- NO ONWARD CHAIN
- IDEAL CENTRAL WILMSLOW LOCATION
- BEAUTIFULLY PRESENTED THROUGHOUT
- TWO DOUBLE BEDROOMS
- BATHROOM & ENSUITE
- GARAGE & OFF ROAD PARKING
- COMMUNAL CELLARS FOR STORAGE
- FIRST FLOOR APARTMENT



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C	75	78
(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 	





Measurements are approximate. Not to scale. Illustrative purposes only
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