



**jordan fishwick**

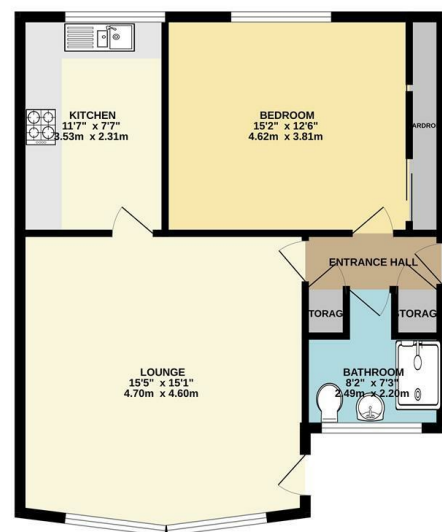
4 POWNALL COURT WILMSLOW SK9 5QE  
Guide Price £234,950

## 4 POWNALL COURT WILMSLOW SK9 5QE

A credit to its current owner, this one double bedroom ground floor apartment has been renovated and improved to exacting standards. This charming apartment is presented beautifully throughout with LED spotlights, uPVC double glazed windows, re-fitted contemporary kitchen with appliances, a re-fitted shower room and bedroom with fitted wardrobes. There is also a spacious bay-fronted lounge with a door leading to the outside patio area. It is situated within the ever popular Pownall Court, and enjoys the sought after 'Kings Road' location within the development. Wilmslow town centre is only a short distance away, and the local commuter links are just around the corner. Pownall Court is set within its own communal manicured grounds, with residents off road parking. This property also comes with a large tandem garage. Internal viewing is highly recommended.



GROUND FLOOR



Measurements are approximate. Based on site. Illustrative purposes only. Made with Metaphor 2023



- Tandem Garage
- Residents Parking
- Popular Development
- Close Proximity To Wilmslow Town Centre

Energy Efficiency Rating		Environmental Impact (CO <sub>2</sub> ) Rating	
Current	Potential	Current	Potential
Very energy efficient - lower running costs (92 plus) <b>A</b> (81-91) <b>B</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		Very environmentally friendly - lower CO <sub>2</sub> emissions (92 plus) <b>A</b> (81-91) <b>B</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 environmentally friendly - higher CO <sub>2</sub> emissions	
	79	47	48
England & Wales EU Directive 2002/91/EC		England & Wales EU Directive 2002/91/EC	