

3 Lowood Court, Davey Lane, Alderley Edge
£245,000



Andrew J Nowell
& Company

www.andrewjnowell.co.uk

3 Lowood Court, Davey Lane, Alderley Edge

A RECENTLY REFURBISHED FIRST FLOOR APARTMENT WITHIN A SHORT WALK OF THE VILLAGE CENTRE WITH QUALITY FITTINGS THROUGHOUT

A recently refurbished first floor apartment within a short walk of the village centre with quality fittings throughout. Hallway, living dining/kitchen, 2 bedrooms and a bathroom.

Lowood Court is a highly desirable and sought after secluded location within a short walk of the village centre. Alderley Edge village offers a good range of shopping for day to day needs including Waitrose supermarket, stylish boutiques and fine restaurants. The area is renowned for its excellent schooling and variety of wonderful walks including The Edge which is a delightful beauty spot of historical importance. The motorway network system is within easy access as is Manchester International Airport, local and commuter rail links to Manchester and London.

3 Lowood Court has been tastefully and sympathetically remodelled and re-designed offering well balanced spacious accommodation. There are quality fittings throughout including the living kitchen with contemporary style units and integrated appliances and composite granite work surfaces, contemporary style bathroom with high quality tiling and fittings. There are 2 good sized bedrooms and the property benefits from a comprehensive gas heating system.

DIRECTIONS SK9 7NZ

From our Alderley Edge office proceed out of the village on the main London Road (A34) towards Wilmslow. After passing over the railway bridge take the first turning right into Davey Lane. Continue along Davey Lane and Lowood Court will be found on

the right hand side. Proceed into the tarmacadam gravel driveway which provides good parking facilities.

In further detail the accommodation comprises:-

ENTRY PHONE SYSTEM

With panelled and glazed door with staircase leading to the first floor.

FRONT DOOR

With chrome furnishing leading to hallway.

HALLWAY

With entry phone system, traditional style cast iron radiator and built-in utility cupboard with plumbing for washing machine and shelving.

LIVING DINING/KITCHEN 18' x 15'7 (5.49m x 4.75m)

With wood effect flooring, quality contemporary style painted base and wall units with quartz work surfaces, stainless steel sink with chrome mixer tap, integrated appliances including Bosch electric oven, 4 ring hob with attractive tubular brush steel extractor hood above, integrated Bosch microwave, fridge and freezer, dishwasher, Display recess with LED down light and shelf with drawer below. LED under unit lighting and down lighting. Dining area with fitted bench seating with cupboard below. Central heating radiator, contemporary style fireplace, recess incorporating Samsung plasma screen with built-in shelving and display cupboard to the side.

BEDROOM ONE 15'2 x 10'8 (4.62m x 3.25m)

With 2 central heating radiators, low voltage down lighting.

BEDROOM TWO 9'4 x 9'4 (2.84m x 2.84m)

With central heating radiator, built-in boiler cupboard with wall mounted gas and central heating boiler.

BATHROOM

With quality contemporary style fittings with tiled bath with tile surround and fitted mirror with wall mounted chrome shower above and glassed shower screen. Chrome central heating towel rail, vanity wash and hand basin with cupboard below and chrome mixer tap, low level wc with integrated cistern, part tiled walls, LED low voltage down lighting.

OUTSIDE

A tarmacadam and gravel driveway leads to the property providing good parking facilities. The grounds are well stocked with mature trees, rhododendron bushes and shrubs.

All electrical appliances, the heating system and wiring have not been tested therefore we cannot verify whether they are in working order.

VACANT POSSESSION UPON COMPLETION

**Andrew J Nowell
& Company**

Independent Estate Agents & Auctioneers

8 London Road

Alderley Edge

Cheshire

SK9 7JS

Telephone: 01625 585905 Facsimile: 01625 582241

Email: mail@andrewjnowell.co.uk Website:

www.andrewjnowell.co.uk

