

JULIAN
WADDEN





30 Souchay Court, 1 Clothorn
Didsbury
Guide price £160,000



Square Footage: 474

Council Tax Band: C

Tenure: Leasehold

Service Charge: £1169.15/ 6 months

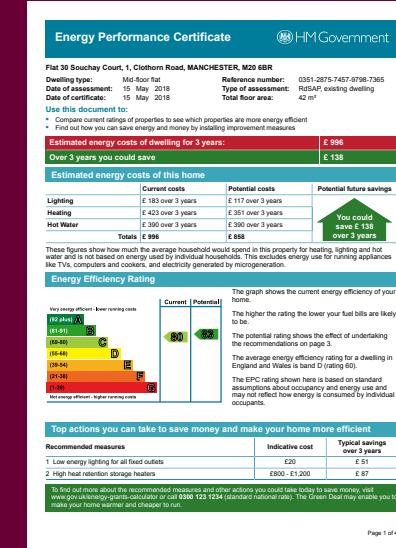
Sat Nav Directions: M20 6BR

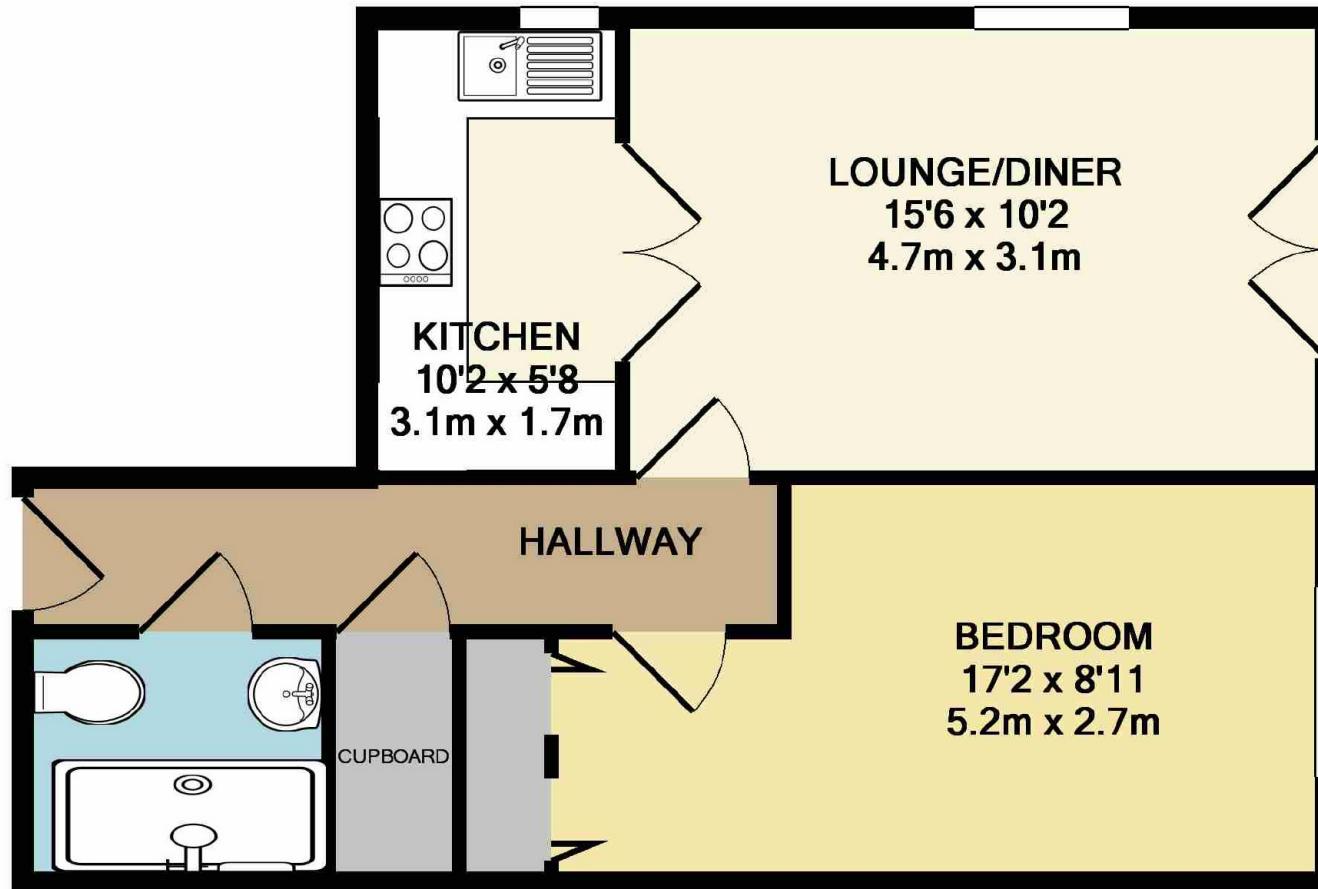
An excellent example of one of the very sought after Souchay Court retirement apartments, enjoying an sought after first floor position at the side of the development. With both lift and stair access conveniently close by and with use of the popular residents lounge where regular social events and gatherings take place. Perfectly positioned just a short stroll from the heart of Didsbury village with its wonderful range of local amenities, Souchay Court is seen as one of the most desirable developments of its kind in Didsbury.

The accommodation, accessed via the secure communal entrance and lounge has electric storage heating throughout and comprises a hallway with large storage cupboard, a lovely duel aspect lounge with Juliette balcony overlooking the lovely communal gardens and double doors opening to a fitted kitchen.

The double bedroom is an excellent size and benefits from mirror fronted, fitted wardrobes whilst the bathroom has been re-fitted with a large walk in shower enclosure, adapted with grab rails a raised WC and hand wash basin.

Externally there are attractive communal gardens which surround the development, whist there is unallocated residents and visitors parking.





TOTAL APPROX. FLOOR AREA 474 SQ.FT. (44.0 SQ.M.)

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Please note these particulars have been prepared as a general guidance only. A survey has not been carried out, nor services, appliances or fittings tested. Room sizes should not be relied upon for furnishing purposes and are approximate. Floor plans are for guidance and illustration only and may not be to scale. Neither Julian Wadden & Co, nor the vendor, accept any responsibility in respect of these particulars and if there are any matters likely to affect your decision to buy please consult your legal representative.