

7 ABBEY MILL

PRESTBURY



Andrew J Nowell
& Company

7 ABBEY MILL, SHIRLEYS DRIVE, PRESTBURY, SK10 4XY

A charming mews property located in the heart of Prestbury enjoying views over the stunning landscaped gardens.



- Entrance Hall
- Living Room
- Dining Room
- Kitchen
- Shower Room/W.C.
- 2 Generous Bedrooms
- Bathroom
- Secure undercroft parking and ample visitors parking

Abbey Mill is an exclusive development constructed in 2002, located in the heart of Prestbury. The historical village of Prestbury is seen as one of the most picturesque villages in Cheshire. The village has boutique shops, local bars and restaurants, local public houses and highly regarded primary school. There is a tennis club, golf course and the more comprehensive centres of Alderley Edge and Wilmslow are within approximately 10 minutes' drive providing an excellent range of shopping, educational and recreational facilities with a wealth of quality restaurants. The motorway network system, Manchester International Airport, local and commuter rail links are close at hand.





Number 7 Abbey Mill is a charming mews home with private entrance and superb outlook to the front and rear. The property has been redecorated and re-carpeted and provides bright and spacious accommodation throughout.

On the ground floor there is an entrance hall with shower room/W.C off. Through to the lounge with feature fireplace and bay window. Dining room with double doors opening out to a decked area and a fully fitted kitchen with integrated appliances.

On the first floor there are two generous double bedrooms, both with fitted wardrobes and a Jack and Jill bathroom. Both bathroom and shower room have high quality fittings with bespoke tiling.

Externally Abbey Mill has immaculately kept and maintained communal gardens with open views over the adjoining countryside, ample visitor parking and the property has a secure undercroft parking space.

Number 7 benefits from a decked seating area with open views out onto the river.

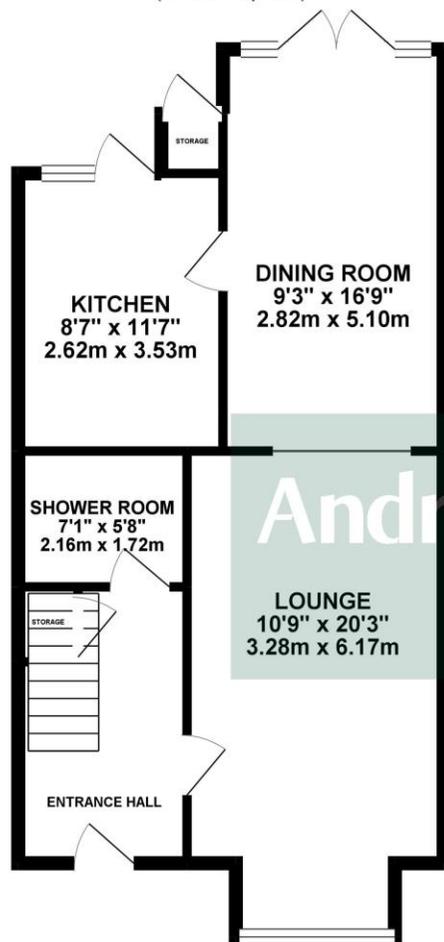
The property is available to prospective purchasers aged 60 or older, residents managers are available on site to provide assistance if required.

DIRECTIONS – SK10 4XY

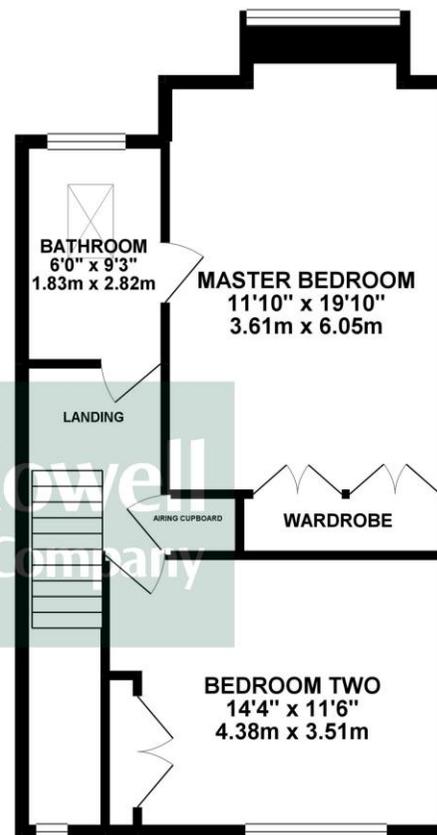
From the centre of Prestbury head along Macclesfield Road in a southerly direction, taking the first turning left onto Shirleys Drive, continue along Shirleys Drive until you arrive at the gates for Abbey Mill.



GROUND FLOOR 587.59 sq. ft.
(54.59 sq. m.)



1ST FLOOR 559.90 sq. ft.
(52.02 sq. m.)



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TOTAL FLOOR AREA : 1147.49 sq. ft. (106.61 sq. m.) approx.

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.
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