

John N
Hilditch & Co



**APT 36 SPRINGBANK, ASHLEY ROAD
ALTRINCHAM, CHESHIRE WA14 2LR**

OCCUPYING AN EXTREMELY CENTRAL LOCATION A COMPACT
SECOND FLOOR RETIREMENT APARTMENT WITH BEAUTIFUL VIEWS
OVER PROTECTED PARKLAND.

£129,500

162/164 Ashley Road, Hale, Cheshire WA15 9SF
Tel: 0161 929 6363 Fax: 0161 929 6333
Email: sales@jhilditch.com

DESCRIPTION

Constructed in the mid 1990's this beautifully laid out development of retirement apartments has the undoubted bonus of sitting within easy walking distance of both Altrincham and Hale. The accommodation which is set at second floor level comprises a communal entrance with entry phone system, communal facilities include visitors bedroom, communal laundry and large visitors and residents lounge, whilst the apartment itself comprises a vestibule area with walk-in broom cupboard, large 23ft. living room with spectacular views over the local parkland and gardens, a new kitchen, double bedroom and a new shower room. The property has been decorated throughout. Externally are the parking facilities and gardens as described overleaf.

Springbank is set in beautifully landscaped surroundings. Hale's fashionable village is literally just around the corner with its range of shops and restaurants, whilst Altrincham is also close at hand with its Metro station and links into Manchester. The urban motorway network and International Airport are on the doorstep and sporting and recreational facilities abound.

DIRECTIONS

From the centre of Hale proceed across the level crossing to the traffic lights. Turn right in the direction of Altrincham and Springbank will be found on the left hand side after approximately 200 meters.

IN FURTHER DETAIL THE ACCOMMODATION COMPRISES

Please note that we have not checked any of the appliances or the central heating system included in the sale (if any). All prospective purchasers should satisfy themselves on this point prior to entering into a contract.

GROUND FLOOR

COMMUNAL ENTRANCE
with entry phone system.

Staircase and lift to second floor and landing.

SECOND FLOOR

LANDING
The apartment comprises:

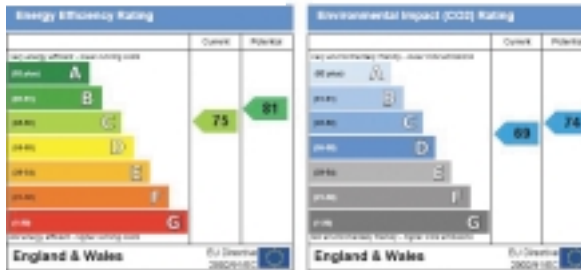
ENTRANCE VESTIBULE 7'10" X 7'8" MAXIMUM

loft access with easy pull loft door and ladder and electric light. Bell pull system. Immersion heater point. Large walk-in broom cupboard.

LOUNGE 23'0" X 11'0" MAXIMUM

marble effect fireplace surround with marble hearth and carved timber surround. Wall mounted storage heater. Moulded ceiling cornicing. Television point. Telephone point. Tall picture window overlooking local parkland and gardens adjacent.

Address: Flat 36 Springbank, Ashley Road., ALTRINGHAM, WA14 2LE
OSRC: 0184 2587 4129 0176 4583



36 SPRINGBANK, ASHLEY ROAD

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FLOOR PLANS

Not to Scale. For Illustration purposes only.

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