

Grappenhall Heys



PENTHOUSE APARTMENT | OWN GARAGE WITH PARKING | OPEN PLAN LIVING | TWO DOUBLE BED APARTMENT | GAS CENTRAL HEATING. Spacious accommodation consisting of two double bedrooms, family bathroom, open plan kitchen with matching eye and base level units, living room and dining area. Gas central heating which is complemented by double glazed windows. It is in close proximity to Grappenhall Heys Community Primary School and the Walled Gardens. Excellent transport links with a five-minute drive to the M6 & M56.

£1,100 Per Month



Tel: 01925 600 200

Grappenhall Heys Bourchier Way



LOCATION

Offering a semi-rural location the property delights in being within easy access to an abundance of nature walks and trails with both Grappenhall Village and Stockton Heath within close proximity. The fashionable village of Stockton Heath offers a selection of associated amenities including retail outlets, restaurants, bars, banks and building societies. For more comprehensive shopping needs the larger more commercial town of Warrington is readily accessible together with access to the M6/M56 motorway networks and subsequently to Manchester and Liverpool Airports. Further to the area is a range of local schools including the highly regarded popular Grappenhall Heys Primary School.

ACCOMMODATION DETAILS

COMMUNAL ENTRANCE

2ND FLOOR LANDING

ENTRANCE HALL

LOUNGE / DINER

23'5 x 14'0 x 11'10 (7.14m x 4.27m x 3.61m)

KITCHEN

11' x 9'3 (3.35m x 2.82m)

BEDROOM ONE

12'5 x 11'0 (3.78m x 3.35m)

BEDROOM TWO

11'3 x 11'1 (3.43m x 3.38m)

BATHROOM

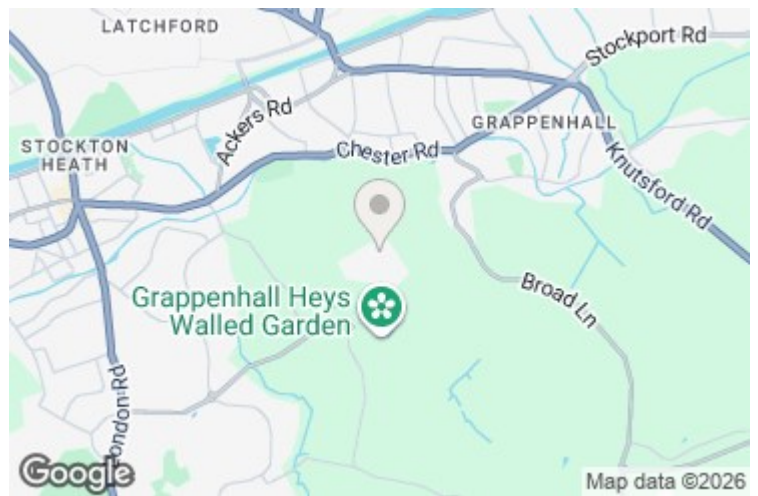
6'5 x 5'11 (1.96m x 1.80m)

EXTERNALLY

GARAGE & PARKING

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			
(81-91) B			
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
England & Wales		77	79
EU Directive 2002/91/EC			

Environmental Impact (CO ₂) Rating		Current	Potential
Very environmentally friendly - lower CO ₂ emissions			
(92 plus) A			
(81-91) B			
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not environmentally friendly - higher CO ₂ emissions			
England & Wales		79	81
EU Directive 2002/91/EC			



Total area: approx. 794.5 sq. feet