



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B	85	85
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	



Alderbanks, St. Johns Road |
Asking Price £595,000



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Bedrooms 2	Bath 2	Reception 1	Parking here	Area sq ft	Type here

- 2 Bedrooms
- Walking Distance to Hale & Altrincham
- 2 Bathrooms & Downstairs W/C
- Underground Parking for 2 Cars
- Service Charge £2189.36 per annum
- Popular Location
- Fantastic Spec
- Outdoor Space
- Modern Living
- South Facing Terrace

A TWO BEDROOM / TWO BATHROOM DUPLEX APARTMENT WITH 2 UNDER-CROFT PARKING SPACES..... Situated in the new 'Alderbanks' development. Positioned in an enviable location, nestled between leafy Hale village and the bustling Altrincham town centre. Arranged over the ground and first floor with open-plan lounge, dining, kitchen and downstairs W/C. Two bedrooms, two bathrooms and includes two allocated parking spaces. The property comes with a private outdoor terrace. Council tax band - E.

