



Jordan fishwick

73 Chelsfield Grove, M21 7SU
Guide Price £215,000



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The Property

A truly delightful TWO DOUBLE BEDROOM SECOND FLOOR (TOP) APARTMENT, situated on a quiet residential CUL-DE-SAC only a few minutes walk from all local amenities and transport links. This wonderful property provides spacious and light accommodation throughout and benefits from OFF ROAD RESIDENTS PARKING. Presented in excellent order having been tastefully decorated and well maintained by the current owner, this property will prove ideal for a first time buyer or young couples. The accommodation briefly comprises: communal entrance hallway with stairs to second floor landing, entrance hallway, spacious living/dining room with bay window overlooking the front aspect, modern fitted kitchen, FIFTEEN FOOT MAIN BEDROOM with full height fitted wardrobes, spacious second double bedroom with space for king size bed and wardrobes. The stylish bathroom is fitted with a modern three piece suite and has attractive tiles walls and floor. This quiet development is set within well maintained communal grounds with off road residents parking available to the rear. Double glazing is installed throughout and the property is warmed via electric panel heaters. Internal viewing comes most highly recommended.

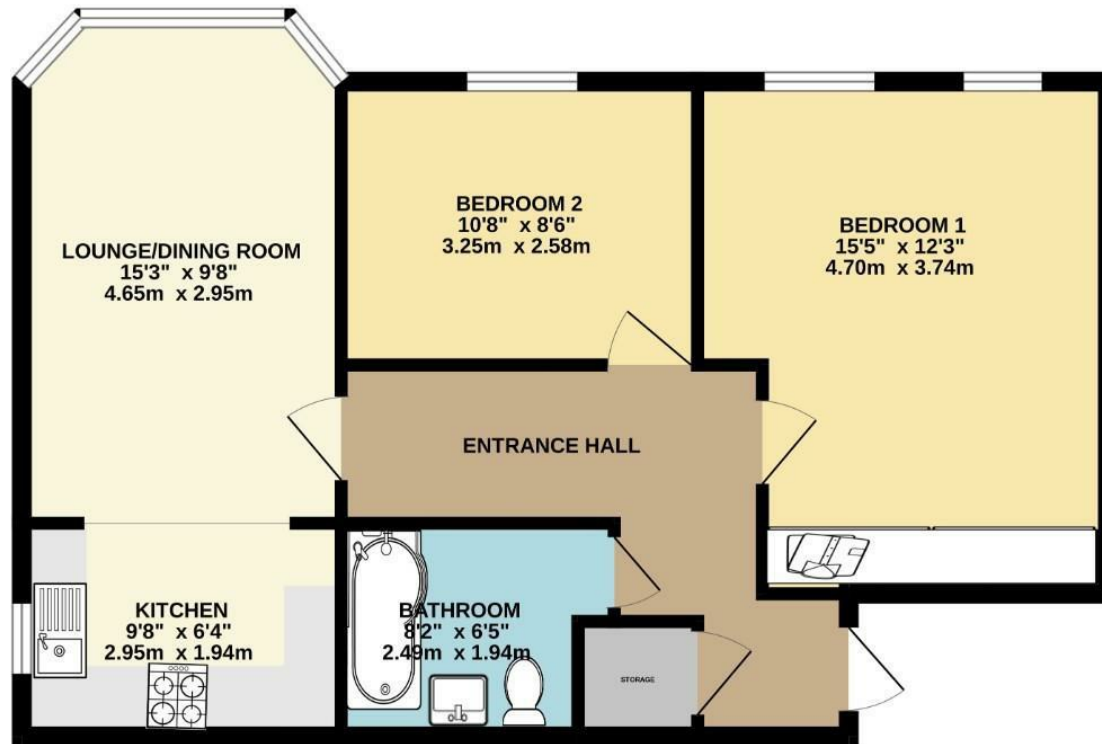
- SECOND FLOOR (TOP) MODERN APARTMENT
- TWO SPACIOUS DOUBLE BEDROOMS
- 15' MAIN BEDROOM WITH BUILT IN DOUBLE WARDROBES
- MODERN KITCHEN
- LARGE STYLISH BATHROOM
- UPVC DOUBLE GLAZING & ELECTRIC HEATING
- PRIVATE PARKING SPACE & GUEST SPACERS
- QUIET CUL-DE-SAC LOCATION
- BEAUTIFULLY PRESENTED
- VIEWING HIGHLY RECOMMENDED



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C	70	79
(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	



GROUND FLOOR
619 sq.ft. (57.5 sq.m.) approx.



TOTAL FLOOR AREA: 619 sq.ft. (57.5 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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