

**jordan fishwick**

42 CONGLETON ROAD ALDERLEY EDGE SK9 7AB

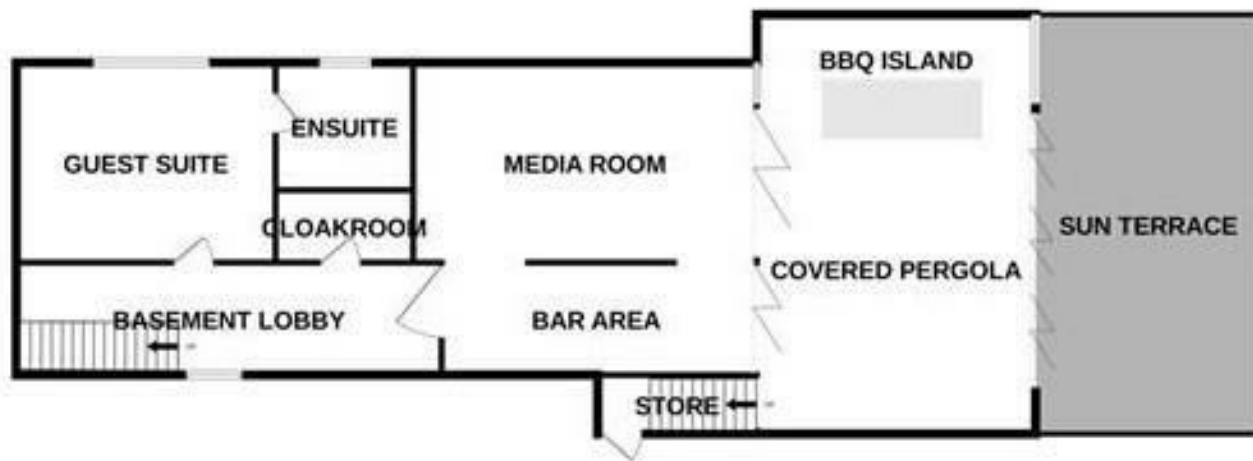
**PCM £18,000 PCM**

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An exemplary modern masterpiece, constructed to the highest energy efficiency standards, with far reaching views over the Cheshire plain, yet within easy walking distance of the restaurants and bars of the thriving, boutique village of Alderley Edge. 'Ladera' is sculpted onto the hillside below Congleton Road affording stunning views through its predominantly glazed rear facade with breathtaking gardens and sun terraces. Heated by a combination of Air Source Heat Pumps and with solar energy stored by Tesla batteries, this stunning property offers incredibly modest heating and running costs. The interior fit out is breathtaking, with every minute detail thought out and planned, giving the house a feeling of seamless elegance. With Kitchens, Bathrooms, Bespoke Cabinetry, breathtaking lighting and Audio / Visual systems that wouldn't go amiss in a luxury hotel, Ladera is one of the finest examples of a modern architectural statement we've had the pleasure of offering. Ladera, is offered fully or part furnished with a beautiful collection of designer furnishings.



GROUND FLOOR



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		EU Directive 2002/91/EC	