



## Flat 7 The Ash, 13 Park Bridge Close, Heaton Norris, Stockport, SK4 1DF

£200,000

- 1 of 9 Luxury Apartment
- 1st Floor Location
- 2 Bedrooms & Ensuites
- Allocated Parking
- Open Plan Living / Kitchen
- Last Two Bedroom Apartment Available

# 13 Park Bridge Close, Stockport SK4 1DF

A spacious two double bedroom first floor apartment in this stunning period development. En-suite bathroom. High spec living kitchen. Popular location.



Council Tax Band:



HALL

16'4 x 5'9

L-Shaped: reduces to 3"5 after 7"3

5" 3 x 4"1

LOUNGE / LIVING KITCHEN

18'3 x 8'7

SHOWER ROOM

6'3 x 5'4

LOBBY

6'7 x 3'10

BEDROOM ONE

12'4 x 12'2

Excluding bay

EN-SUITE

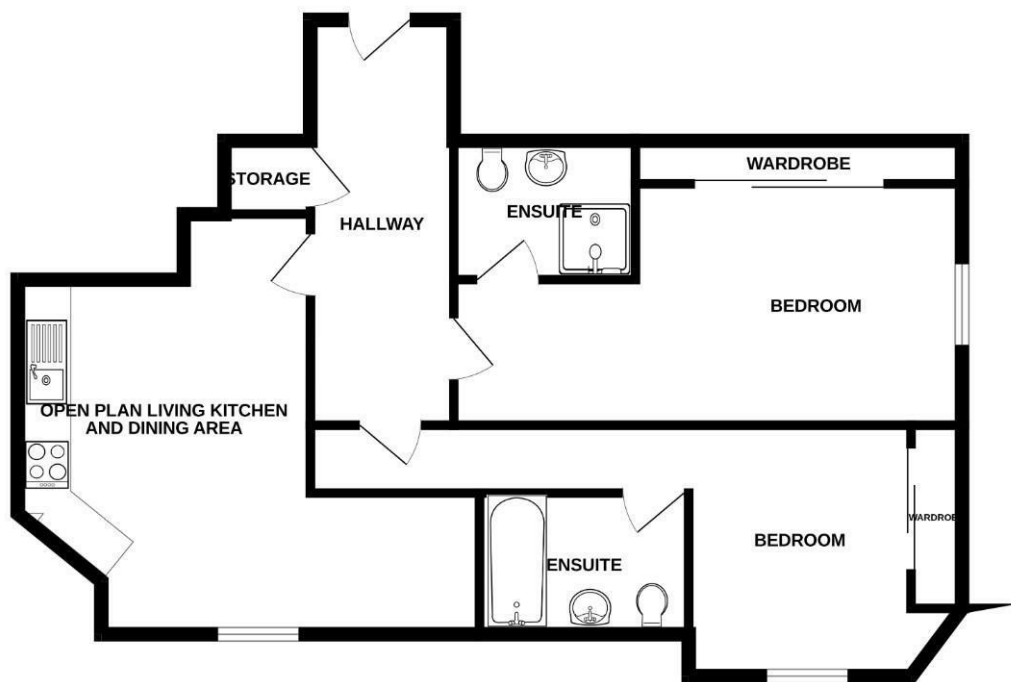
7'6 x 5'8

BEDROOM TWO

11'2 x 9'8

Excluding door well

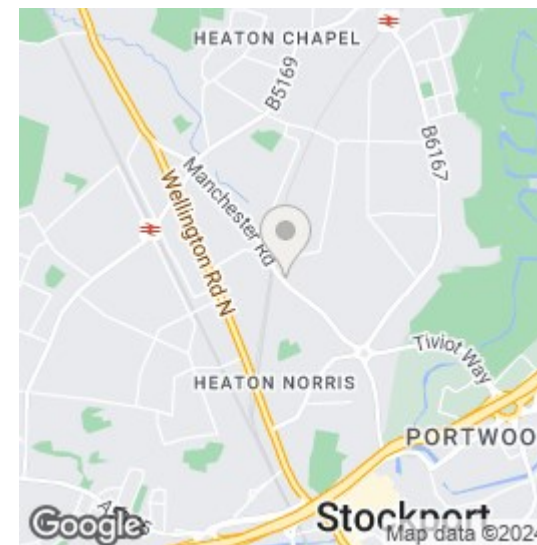
## GROUND FLOOR



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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## Viewings

Viewings by arrangement only. Call 0161 432 0432 to make an appointment.



## Energy Efficiency Rating

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