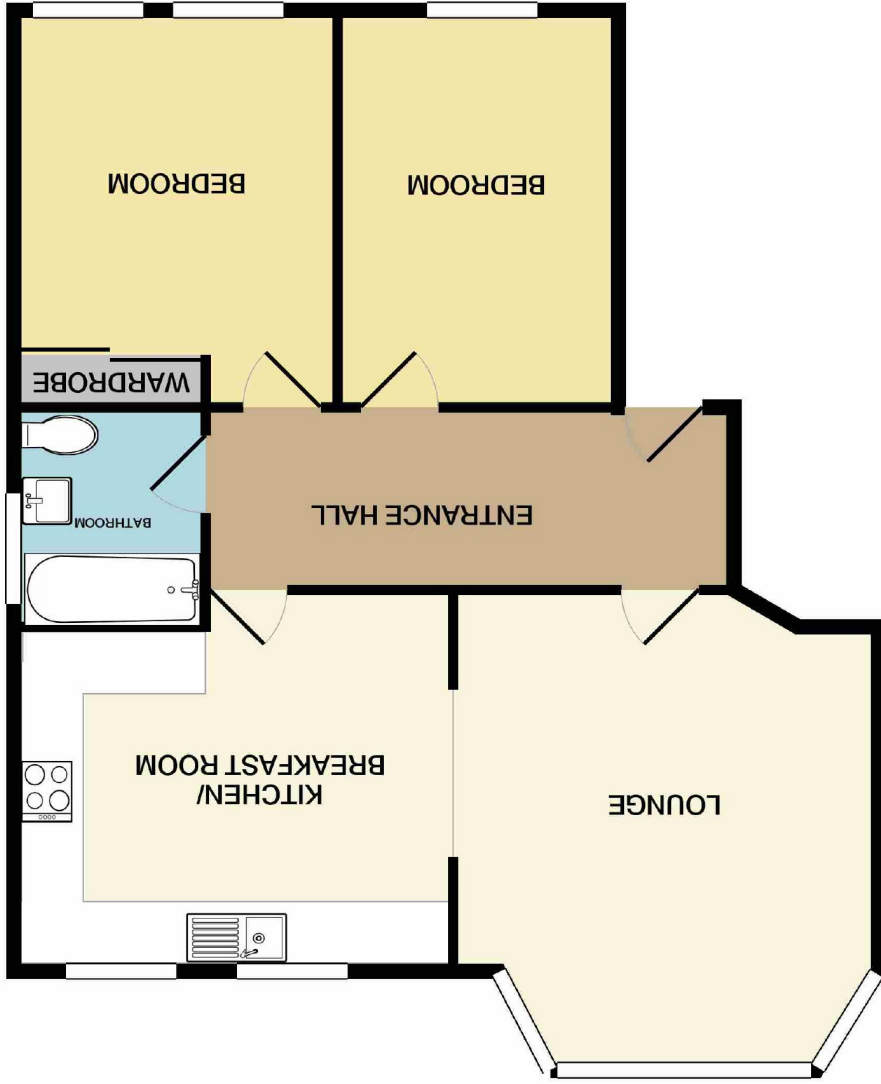


Measurements are approximate. Not to scale. Illustrative purposes only  
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Energy Efficiency Rating	Environment Impact (CO <sub>2</sub> Emissions)
A	A
B	B
C	C
D	D
E	E
F	F
G	G



11 Upton Mount, Prestbury Road,  
Macclesfield, Cheshire SK10 3DA

£209,950



### The Property

A modern two double bedroom second floor apartment located in a sought after location just on the outskirts of Macclesfield yet still within walking distance to the town centre. The spacious accommodation features deep skirting boards and is warmed by gas fired central heating and benefits from double glazing. The property in brief comprises; communal entrance hall, private entrance hallway, generous bay fronted living room featuring an attractive bay window, modern dining kitchen, two double bedrooms and a bathroom fitted with a white suite. Outside there are well tended communal grounds with attractive flower borders and mature trees. The apartment also comes with an allocated parking space as well as visitors parking.

### Locality

Leaving Macclesfield in a northerly direction along Prestbury Road, continue over the mini-roundabout at the junction with Victoria Road right after a short distance onto Bollinbrook Road and next right onto Upton Mount.

Location, Directions, Communal Entrance, Private Entrance Hallway, Living Room 13'10 x 12'3 (4.22m x 3.73m ), Dining Kitchen 14'2 x 12'6 (4.32m x 3.81m ), Bedroom One 12'10 x 10'5 (3.91m x 3.18m ), Bedroom Two 12'10 x 7'8 (3.91m x 2.34m ), Bathroom, Outside, Gardens, Parking, Tenure

Postcode - SK10 3DA

EPC Rating - C

Floor Area - sq ft

Local Authority - CHESHIRE EAST

Council Tax - Band C

