



Helping *you* move



Apartment 5 Terrick Hall, Terrick, Whitchurch, SY13 4JZ

A superb executive two bedroom first floor apartment, situated in a stunning location adjacent to Hill Valley Golf Course. It provides spacious accommodation throughout and has the added benefit of beautiful communal gardens, two allocated parking spaces as well as a visitor space.

Offers In Region Of
£190,000

Apartment 5 Terrick Hall, Terrick, Whitchurch, SY13 4JZ

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Overview

- Superb Executive First Floor Apartment
- Stunning Location adjacent to Hill Valley Golf Course
- Two Bedrooms
- Generous Lounge/Dining Room
- Well Equipped Kitchen
- Two En Suites
- Beautiful Communal Gardens
- Two Allocated Parking Spaces
- Visitor Parking Space



"This superb two bedroom first floor apartment is situated on the fringe of Whitchurch, in a most sought after location adjoining Hill Valley Golf Course and is one of seven executive apartments in this significant Victorian building which was formerly Terrick Hall Hotel. The generous accommodation has a light and airy feel and comprises Entrance Hall, Lounge/Dining Room with fabulous bay window, Kitchen and Two Bedrooms each with its own En Suite Shower Room. Outside, there are two allocated parking spaces as well as a visitor space and there are beautifully presented communal landscaped gardens to the front and rear."

LOCATION

Situated in a stunning location adjoining the renowned Hill Valley Golf Course which also has a health club and leisure facilities, whilst being within easy reach of the busy market town of Whitchurch which sits on the Shropshire/Cheshire/Clwyd borders and benefits from a variety of local independent shops, schools, three large supermarkets and other major retailers. Whitchurch train station is on a direct line between Crewe and Shrewsbury with onward connections to Manchester, London and Birmingham plus other major cities. The larger centres of Chester, Shrewsbury, Telford, Wrexham and Crewe are all within 16 to 22 miles approximately.



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TENURE

We are advised that the property is Leasehold on a 125 year lease starting from 2015 with 120 years remaining. This will be confirmed by the Vendors Solicitor during the Pre-Contract Enquiries.

LOCAL AUTHORITY

Council tax enquiries, Revenues & Benefit, Shropshire Council, Shire hall, Shrewsbury, SY2 6ND. Tel: 0345 678 9002

MANAGEMENT CHARGES

We are advised that there is a management charge currently £100 per month to cover maintenance of the communal areas. This will be confirmed by the vendors solicitor during the pre-contract enquiries.

SERVICES

We are advised that mains electricity, water and drainage are available. Electric heating. Barbers have not tested any apparatus, equipment, fittings etc or services to this property, so cannot confirm that they are in working order or fit for purpose. A buyer is recommended to obtain confirmation from their Surveyor or Solicitor.

VIEWING ARRANGEMENTS

By arrangement with the Agents Office at 34 High Street, Whitchurch, Shropshire, SY13 1BB. Tel: 01948 667272 or email: whitchurch@barbers-online.co.uk



PROPERTY INFORMATION

We believe this information to be accurate, but it cannot be guaranteed. The fixtures, fittings, appliances and mains services have not been tested. If there is any point which is of particular importance please obtain professional confirmation. All measurements quoted are approximate. These particulars do not constitute a contract or part of a contract.

HOW TO FIND THIS PROPERTY

Turn into Claypit Street towards the Community Hospital also signed Wirswall/Marbury. Take your third turning left into Terrick Road and Terrick Hall can be found after a short distance on your right hand side.

ENERGY PERFORMANCE

EPC D. The full energy performance certificate (EPC) is available for this property upon request.

AML REGULATIONS

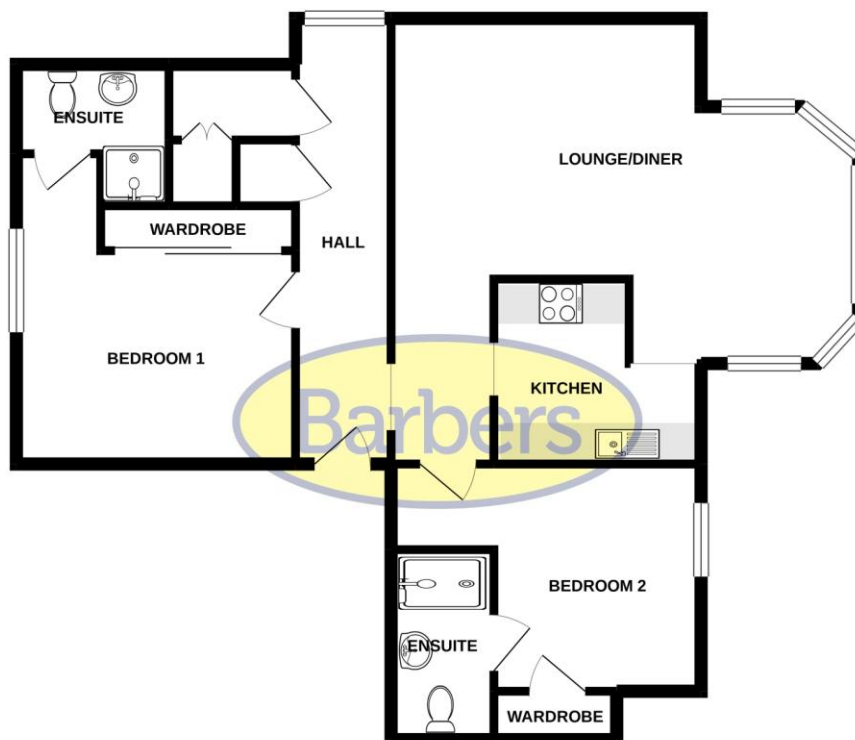
To ensure compliance with the latest Anti Money Laundering Regulations all intending purchasers must produce identification documents prior to the issue of sale confirmation. To avoid delays in the buying process please provide the required documents as soon as possible. We may use an online service provider to also confirm your identity. A list of acceptable ID documents is available upon request.

METHOD OF SALE

For Sale by Private Treaty.

WH29259 16072021

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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KITCHEN

10' 7" x 7' 5" (3.23m x 2.26m)

BEDROOM ONE

14' 3" x 11' 0" (4.34m x 3.35m)

LOUNGE/DINING ROOM

23' 0" x 16' 7" (7.01m x 5.05m) max

BEDROOM TWO

15' 5" x 8' 8" (4.7m x 2.64m)

Selling your home?

If you are considering selling your home please contact us today for your no obligation free market appraisal.

Our dedicated and friendly team will assist you 6 days a week.
Get in touch today!

BRANCH NAME

Branch Address | Tel: 01948 667272

Email: whitchurch@barbers-online.co.uk



IMPORTANT: we would like to inform prospective purchasers that these sales particulars have been prepared as a general guide only. A detailed survey has not been carried out, nor the services, appliances and fittings tested. Room sizes should not be relied upon for furnishing purposes and are approximate. If floor plans are included, they are for guidance purposes only and illustration purposes only and may not be to scale. If there are any important matters likely to affect your decision to buy, please contact us before viewing the property.