



Energy Efficiency Rating		Environmental Impact (CO ₂) Rating	
Current	Potential	Current	Potential
Very energy efficient - lower running costs		Very environmentally friendly - lower CO ₂ emissions	
(92 plus) A		(92 plus) A	
(81-91) B		(81-91) B	
(69-80) C		(69-80) C	
(55-68) D		(55-68) D	
(39-54) E		(39-54) E	
(21-38) F		(21-38) F	
(1-20) G		(1-20) G	
Not energy efficient - higher running costs		Not environmentally friendly - higher CO ₂ emissions	
England & Wales		England & Wales	
EU Directive 2002/91/EC		EU Directive 2002/91/EC	



**HIBBERT
HOMES**

The Downs | Altrincham

Asking Price £425,000

175 Ashley Road, Hale. WA15 9SD

Sales 01619296922 lettings 01619289355

info@hibberthomes.com www.hibberthomes.com

Bedrooms 2

Bath 1

Reception 1

2 Allocated
Parking Spaces

Area
871.00 sq ft

NO CHAIN



**HIBBERT
HOMES**

- Central Location
- Private Entrance
- 2 Bed | 1 Bath
- 871 Sq Ft
- Access to Public Transport
- New Development
- Open-Plan Living
- Modern Kitchen | Bathroom
- Secure Parking for 2 Cars
- NO CHAIN

A beautifully presented and recently converted two bedroom and two bathroom apartment situated in a fantastic location on The Downs. This property has it's own private entrance, private patio and two parking spaces. Now available to view.

comprising; Entrance hallway with storage cupboard, an open plan living, dining kitchen with dual aspect windows, stone worktops and integrated appliances. The master bedroom has a stunning en-suite bathroom with freestanding bath whilst the second double bedroom has a separate shower room. Externally there will be an attractive garden and two allocated parking spaces. A viewing comes highly recommended.

