



Bridgewater

Estates & Lettings



Spires View Lintott Gardens, Warrington, WA1 2LD

This immaculately presented two bedroom, two bathroom ground floor apartment is part of a recently built development positioned within an easy walk of the town centre and Central Train Station for quick commutes into Manchester or Liverpool.

Offered on a unfurnished basis the apartment is provided with white goods including washer drier and fridge freezer. There is also the added benefit of an Envirovent system providing conditioned air into the apartment.

Lift access to all floors.

Ground Floor

We highly recommend an early inspection of this high spec. contemporary apartment to avoid disappointment.

- NO FEES DEAL
- Parking allocated
- Easy commute to Manchester
- Council tax B
- Ground floor
- Close to town centre
- On site maintenance available
- Unfurnished
- Secure video access
- Epc rating C

£650 Per Calendar Month

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Viewing Information

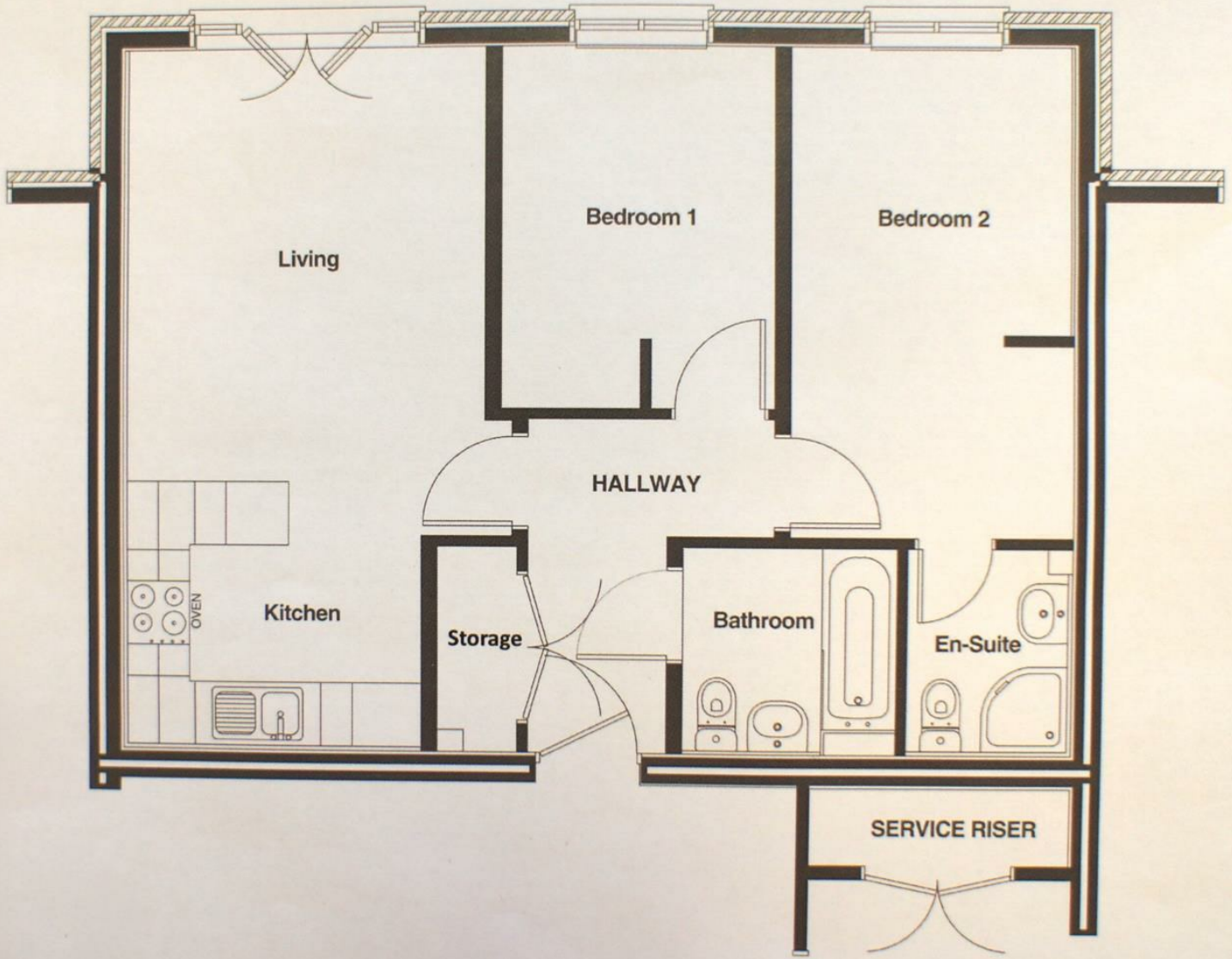
Strictly by prior arrangement with Bridgewater Estates and Lettings. Contact us on 01925 599111 or by email to sales@bridgewaterel.co.uk.

Local Authority

Warrington Borough Council, Town Hall, Sankey Street, Warrington, 01925 443322







Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			
(81-91) B		82	82
(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		

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

