

## 11 Peover Walk, Cheadle, SK8 2LW

£140,000

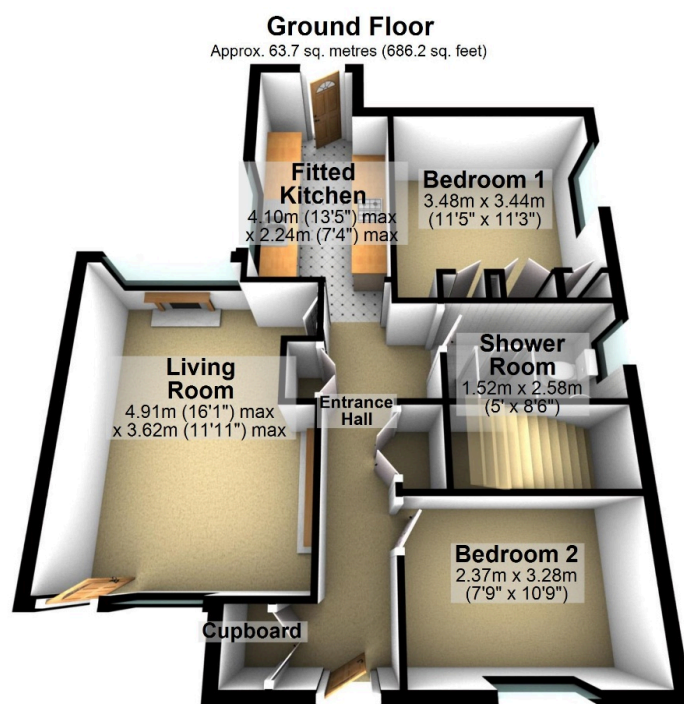
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A deceptively spacious, ground floor flat, quietly situated in an established location, close to shops, schools and access to the motorway network. The flat includes an entrance hall, through living room, fitted kitchen, two bedrooms and a shower room/WC. Other features include gas central heating, double glazing and the flat is blessed with considerable useful storage space. There is also a delightful enclosed rear garden, which is ideal for sitting out in the summer months. The flat does require some cosmetic updating, but provides tremendous scope to personalise and add value. This flat should appeal to first time buyers looking to get a foot on the property ladder, down sizers and buy to let investors looking for an exceptional opportunity with a potential gross yield of around 7%

## Key Features

- Deceptively spacious ground floor flat
- Some cosmetic updating required but potential to personalise and add value
- Through living room
- Shower room/WC combined
- Delightful rear garden, great for sitting out in the sunshine
- Quiet location convenient to shops, schools and motorway access
- Two bedrooms
- Well fitted kitchen
- Gas central heating and double glazing
- Outstanding value for first time buyers, down sizers or buy to let investors



Total area: approx. 63.7 sq. metres (686.2 sq. feet)