





A magnificent family home located in the heart of the village with over 2,000ft² of living space.

- Magnificent Family Home
- Central Village Location
- Over 2,000 ft² Living Space
- 30ft Square Living kitchen
- Master Bedroom Suite
- Three Further Bedrooms & Bathroom
- Garage & Parking
- South Facing Rear Garden

Description

This really is a very special family home, it's located in the heart of the village, overlooking the newly created village green. The house has been extended both to the side and rear and now provides over 2,000ft² of living space with quality fixtures and fittings throughout. Undoubtedly the hub of the home is the near 30ft square living kitchen, which features a fully equipped, modern kitchen with large island unit, a large dining area and an informal day room. six metre wide sliding doors open on to the rear terrace. An entrance hall, lounge, utility room, WC and garage make up the rest of the ground floor. Upstairs there is a superb master bedroom suite with its own fitted dressing room and luxury en-suite shower room, there are three further good size bedrooms and a large luxury family bathroom. Externally there is a low maintenance, south facing rear garden and there is a large driveway with parking for several cars.



Location

Hartford is a bustling Cheshire village with an excellent range of local facilities including a hub of shops at its centre, offering everything you could want or need. There are three public house's in the village, The Red Lion, The Coachman and Hartford Hall Hotel, in addition there are two wine bars/bistros; Chime, located in the heart of the village and The Hart of Hartford, which is located on School Lane. Two railway stations serve the village with the West Coast Main Line service running through Hartford, enabling access to London within two hours. Trains to Manchester and Chester run from Greenbank station. The A556 and A49 easily facilitate access to the region's major road network with Manchester and Liverpool airports both within 20 miles. Above all, where Hartford really excels is its range of excellent schools. the well regarded Grange private school is less than a mile away and both Hartford High and St Nicholas Catholic High School are within walking distance as are the four village primary schools; Hartford Primary School, St Wilfrid's Catholic Primary School, Hartford Manor Community School and the private Grange primary School. Nearby Northwich caters for a more comprehensive range of amenities, including leading supermarkets with Waitrose, Sainsbury's and Tesco all represented

Tenure

FREEHOLD

EPC Rating:

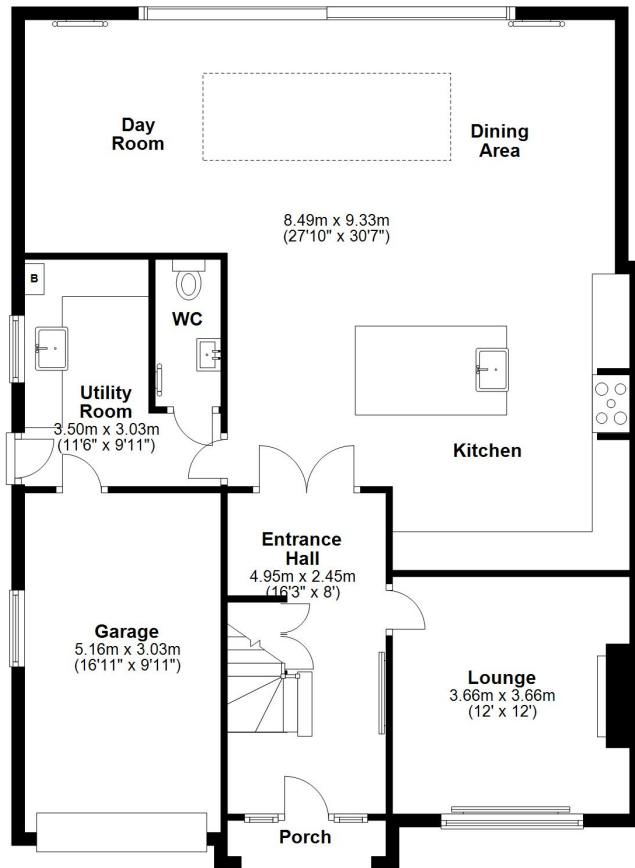
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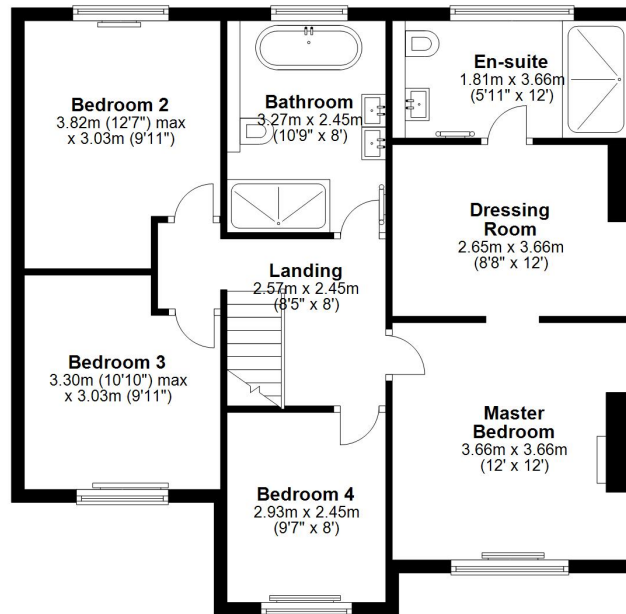
Ground Floor

Approx. 115.8 sq. metres (1246.1 sq. feet)



First Floor

Approx. 75.8 sq. metres (815.4 sq. feet)



Total area: approx. 191.5 sq. metres (2061.5 sq. feet)

