

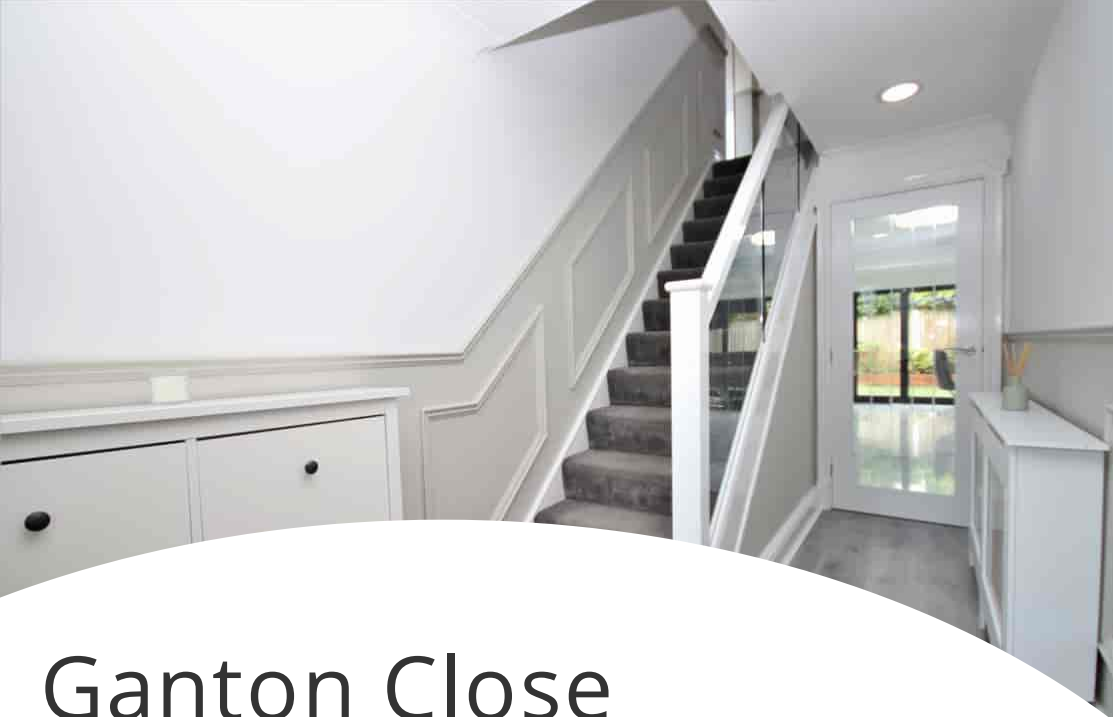


6 Ganton Close

Widnes, WA8 9HX



0151 424 5100
info@mylerestates.com



Ganton Close

Widnes, WA8 9HX

RENT £2000

BOND £2305

Offered for rental this exceptional **FOUR BEDROOM SEMI-DETACHED FAMILY HOME**. The property is located in **FARNWORTH VILLAGE**, close to local amenities, shops, schools, major road and railway networks, offering an open concept kitchen featuring cooking, family room and dining areas combined into one, front reception room, **AMPLE OFF ROAD PARKING** and enclosed rear garden. Available soon!





Ground Floor

Entrance Porch

Entered via double-glazed French doors, recessed ceiling lights, laminate to flooring, all around aspect UPVC double glazed units.

Entrance Hall

Entered via part-glazed wooden door, recessed ceiling lights, laminate to flooring, radiator doors leading to lounge & kitchen, stairs to first floor.

Lounge

3.80m x 3.50m (12' 6" x 11' 6")

Front aspect UPVC double-glazed window, ceiling light, two recessed spotlights, carpet to flooring, radiator, wall mounted log effect gas fire.

Kitchen/Dining/Family space

6.71m x 7.85m (22' 0" x 25' 9")

Rear aspect double-glazed Bi-Fold doors leading to rear garden recessed ceiling lights, three contemporary styled Vertical radiators, two Velux styled roof windows.

Kitchen comprises of a range of wall and base units with Quartz work surface over, 5 ring gas burner with double eye level oven with matching splashback and chimney styled extractor fan, integral microwave, wine cooler, American styled fridge freezer, Island with base units and breakfast bar, Quartz work surface incorporating stainless steel 1½ bowl with chrome mixer tap, integral dishwasher and washing machine.

Family/Dining Area with Media wall, integral door leading to garage and cloakroom.

Cloakroom

Recessed ceiling light, tiles to flooring, contemporary Vertical radiator, comprising of a two piece suite concealed cistern WC incorporating wash hand basin.

First Floor

Stairs & Landing

Ceiling light, carpet to flooring, doors leading to four bedrooms and family bathroom.

Bedroom One

3.60m x 3.05m (11' 10" x 10' 0")

Front aspect UPVC double-glazed window, ceiling light, laminate to flooring, radiator, full side of fitted wardrobes.

Bedroom Two

3.36m x 2.84m (11' 0" x 9' 4")

Rear aspect UPVC double-glazed window, ceiling light, carpet to flooring, radiator.

Bedroom Three

2.73m x 2.56m (8' 11" x 8' 5")

Front aspect UPVC double-glazed window, ceiling light, carpet to flooring, radiator.

Bedroom Four

2.68m x 2.30m (8' 10" x 7' 7")

Front aspect UPVC double-glazed window, ceiling light, laminate to flooring, radiator, over stairs storage cupboard.

Bathroom

Dual rear aspect UPVC double-glazed window, recessed ceiling lights, tiles to flooring and walls, contemporary styled vertical radiator and matching towel rail. Bathroom comprises of a three piece suite, low level WC, vanity styled wall mounted hid and hers wash hand basin with mixer taps, inset Spa bath, Mirrored bathroom TV.

External

Front

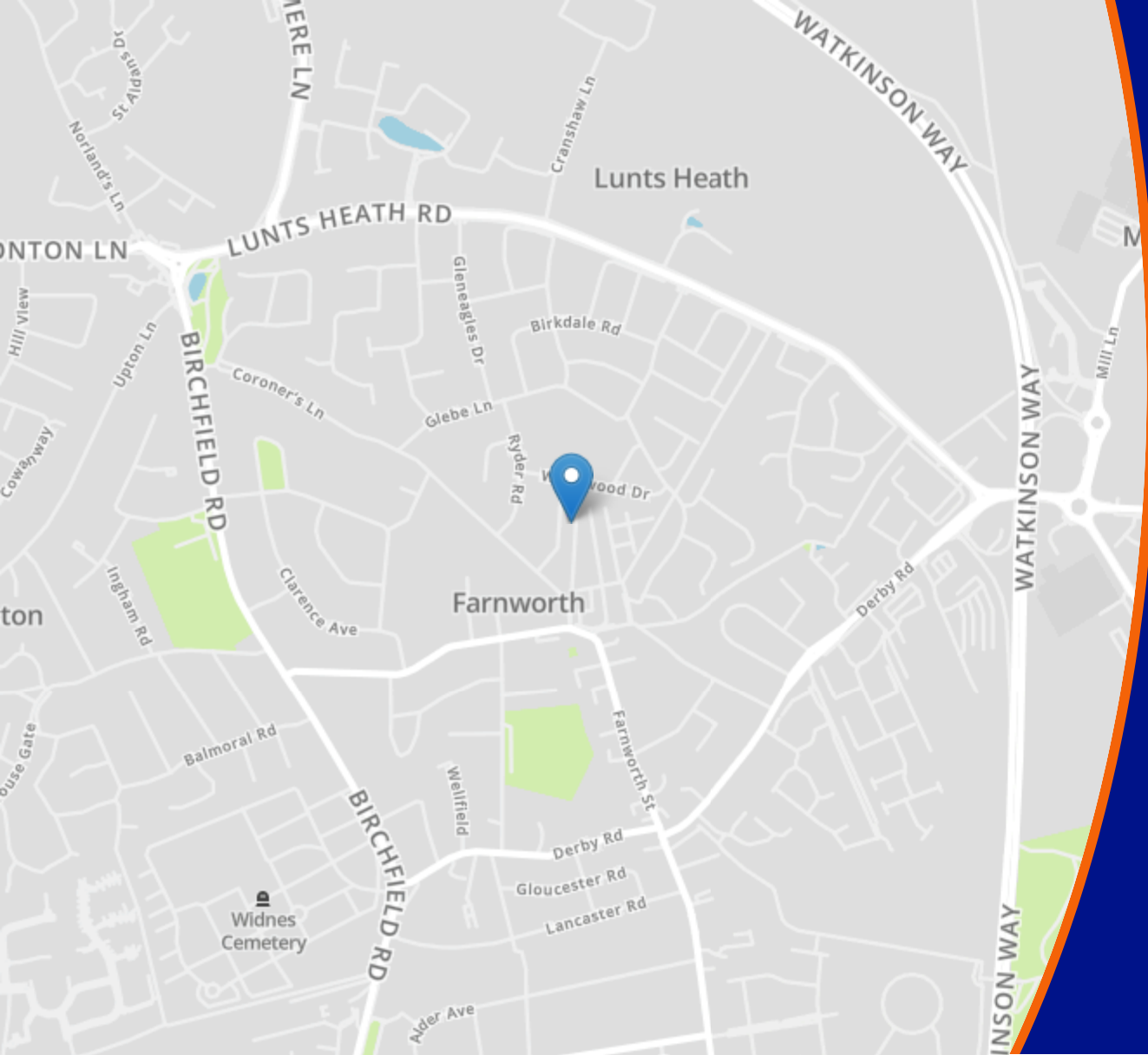
Bound by brick walls and wood panel fencing, off road parking laid to tarmac, artificial lawn with mature planted shrubs.

Garage

Up an dover metal door, ceiling lights, laminate to flooring, power points.

Rear

Bound by wood panel fencing, artificial lawn with raised planted borders, decked area.



Myler & Co
77, Albert Road, Widnes, Cheshire, WA8 6JS
0151 424 5100
info@mylerestates.com