



# 1 Warkworth Close

Widnes, WA8 4JT



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ASKING PRICE £375,000

We are pleased to introduce to the market this impressive **FOUR** bedroom detached house for sale with **NO CHAIN**. The property has an undeniable charm that makes it a standout choice for those looking for a spacious and comfortable living space.

Upon stepping into the property, you're greeted by a well-proportioned reception room. This space is ideal for entertaining guests or spending quality time with family. Adjacent to the reception room is a fully functional kitchen. Although there is only one, it is more than enough to cater for the culinary needs of a family or for hosting dinner parties.

The property also offers four substantial bedrooms, providing ample space for a growing family or for use as guest rooms or a home office. Furthermore, there's a well-appointed bathroom serving these bedrooms, adding to the convenience of the home.



In terms of energy performance, the property has an EPC rating of D, indicating a reasonable energy efficiency level. As for council tax, the property falls under band



Ground Floor

Entrance Hall

Lounge

5.91m x 3.36m (19' 5" x 11' 0")

Cloakroom

Dining Room

3.13m x 3.05m (10' 3" x 10' 0")

Kitchen

5.74m x 2.64m (18' 10" x 8' 8")

First Floor

Stairs and Landing

Bedroom One

3.48m x 3.26m (11' 5" x 10' 8")

En-Suite

Bedroom Two

3.32m x 3.29m (10' 11" x 10' 10")

Bedroom Three

3.46m x 2.06m (11' 4" x 6' 9")

Bedroom Four

2.56m x 2.39m (8' 5" x 7' 10")

Bathroom

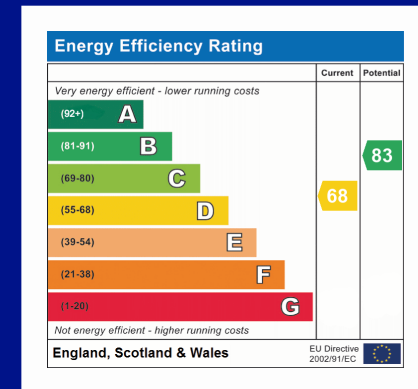
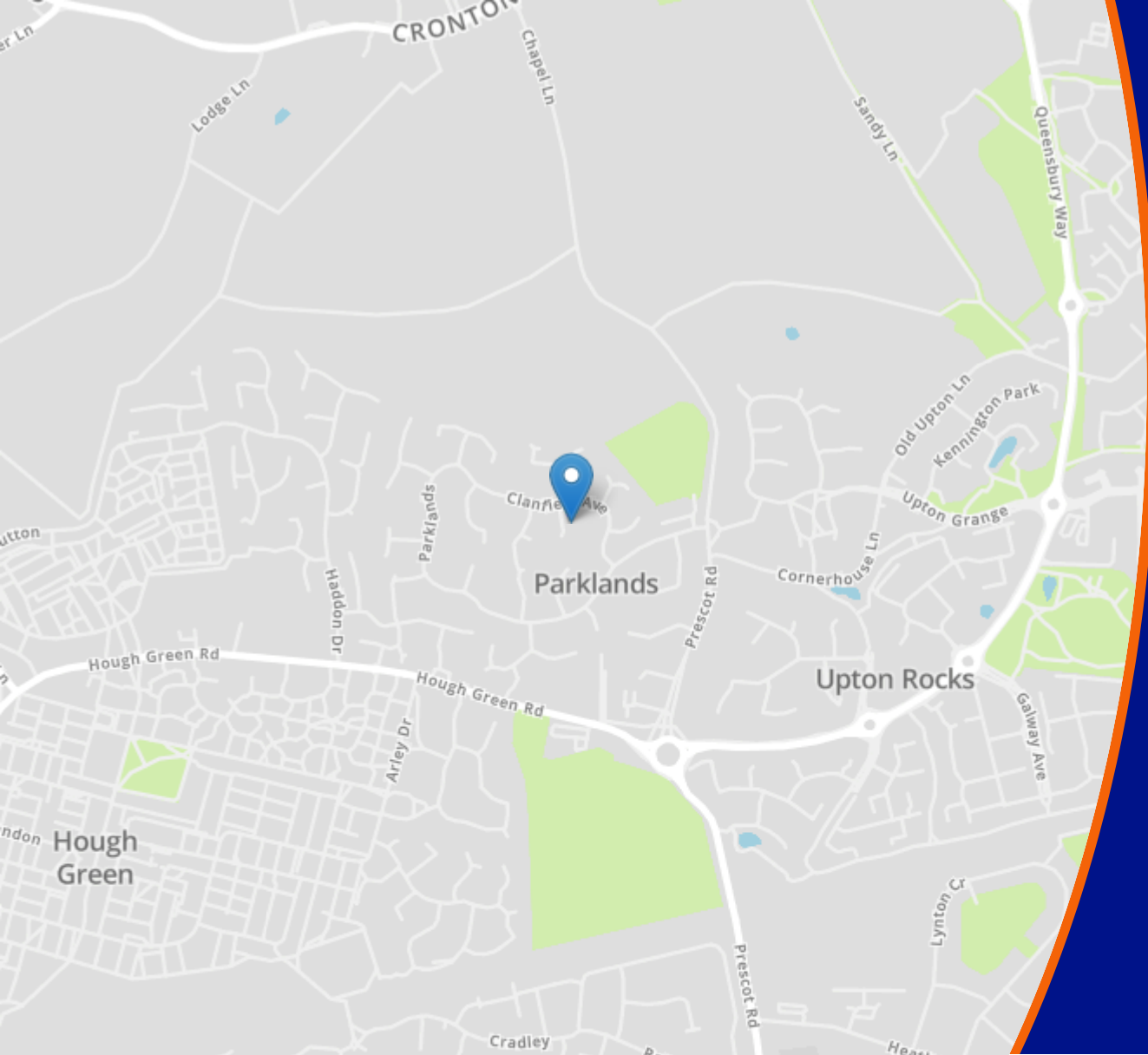
External

Front Garden

Rear Garden

Double Garage





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