



2 Worsley Close  
Castlefields  
Runcorn, WA7 2XL



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# Worsley Close

Castlefields, Runcorn, WA7 2XL

£220,000

Offered to market this **THREE BEDROOM SEMI - DETACHED** family home located in Castlefields, RUNCORN. Close to local amenities, shops, schools, major road and railway networks. The property is beautifully presented throughout, benefiting from UPVC double glazing, gas central heating, well maintained front and rear gardens including an **OUTDOOR BAR** and **GARDEN SHED** with full electrics and lighting. Viewing is **HIGHLY RECOMMENDED**.





## Ground Floor

### Entrance Hall

Entered via UPVC double glazed composite door, tiled to flooring, ceiling light, radiator, storage cupboard, door to kitchen and stairs to first floor.

### Lounge

4.50m x 3.50m (14' 9" x 11' 6")

Laminate to flooring, ceiling light, radiator, storage cupboard, UPVC double glazed French doors to garden, media wall.

### Kitchen / Diner

4.15m x 3.55m (13' 7" x 11' 8")

Vinyl to flooring, radiator, six spotlights, UPVC double glazed window, wall and base units with work surfaces over, 1½ bowl compartment sink with mixer tap, stainless steel oven, induction hob, extractor canopy, integral fridge freezer and microwave, space for washing machine and dishwasher.

## First Floor

### Stairs & Landing

Carpet to flooring, ceiling light, doors to all three bedrooms and bathroom.

### Bedroom One

4.50m x 3.00m (14' 9" x 9' 10")

Carpet to flooring, ceiling light, radiator, two UPVC double glazed windows.

### Bedroom Two

2.56m x 3.00m (8' 5" x 9' 10")

Carpet to flooring, ceiling light, radiator, UPVC double glazed window.

### Bedroom Three

2.03m x 1.96m (6' 8" x 6' 5")

Laminate to flooring, ceiling light, UPVC double glazed window.

### Bathroom

Vinyl to flooring, ceiling light, radiator, UPVC double glazed window, bath with chrome mixer shower over, vanity wash hand basin, low level WC.

## External

### Front Garden

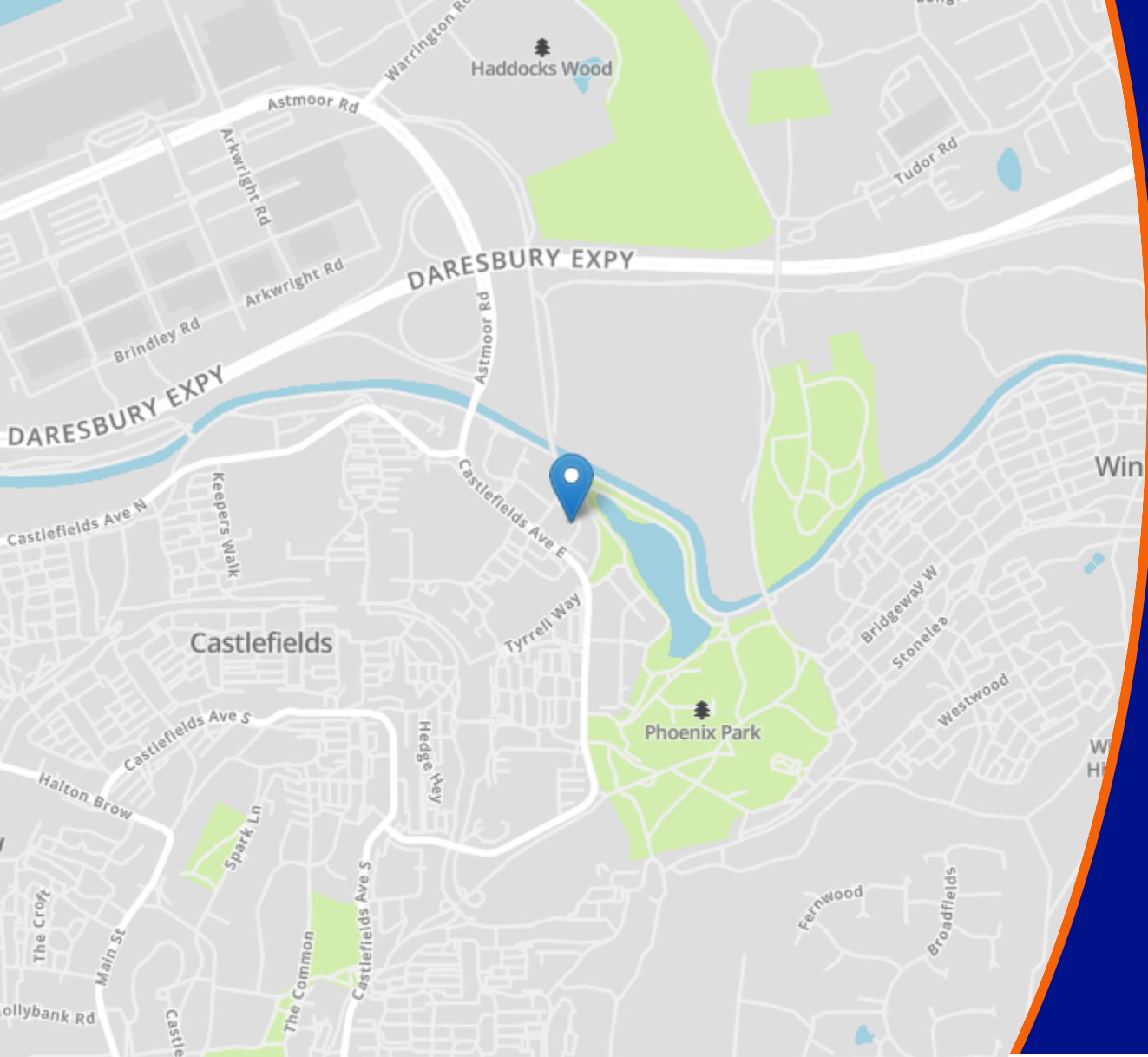
Bound by low level hedges, laid to lawn with paved pathway leading to front entrance.

### Rear Garden

Bound by wood panel fencing, artificial turf area, paved patio for low maintenance, paved steps leading to bar, outdoor bar with full electrics and lighting.

### Garden Shed

Full power and lighting, space for tumble dryer.



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