



# 2 Appleton Court

Birchfield Road

WIDNES, WA8 7SY



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# Appleton Court

Birchfield Road, WIDNES, WA8 7SY

RENT £525

BOND £605

Offered for rental this Ground Floor Two Bedroom apartment. Benefitting from UPVC Double-Glazing and Gas Central Heating. Close to local amenities shops, schools, WIDNES NORTH railway station and major road networks. Please contact our office to be put on the waiting list for an appointment to view. Available for viewings after 8th July.





## Communal Entrance

### Entrance

Access via secure entrance.

### Entrance

#### Hall

Enter via glazed door, carpet to flooring, light to ceiling and door leading to the lounge.

#### Lounge

4.72m x 3.97m (15' 6" x 13')

Carpet to flooring, light to ceiling, UPVC Double-Glazed window, radiator and door leading to the rear hall.

#### Rear Hall

Carpet to flooring, light to ceiling, doors leading to the kitchen, two bedrooms and bathroom.

#### Kitchen

2.80m x 1.72m (9' 2" x 5' 8")

Enter via tiled flooring, four recessed spotlights, a range of wall and base units, stainless steel sink and mixer taps. Stainless steel cooker, gas hob and extractor canopy. Space and plumbing for a fridge freezer and a washing machine.



## Bedroom One

3.93m x 2.87m (12' 11" x 9' 5")

Carpet to flooring, light to ceiling and UPVC Double-Glazed window, radiator.

## Bedroom Two

3.05m x 2.78m (10' x 9' 1")

Carpet to flooring, light to ceiling and UPVC Double-Glazed window, radiator.

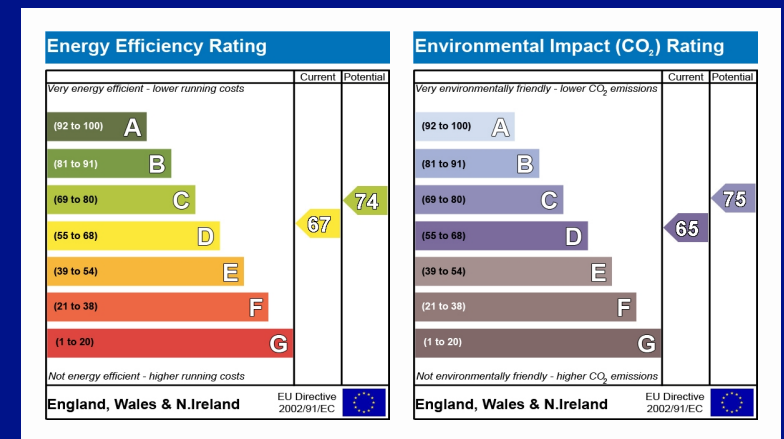
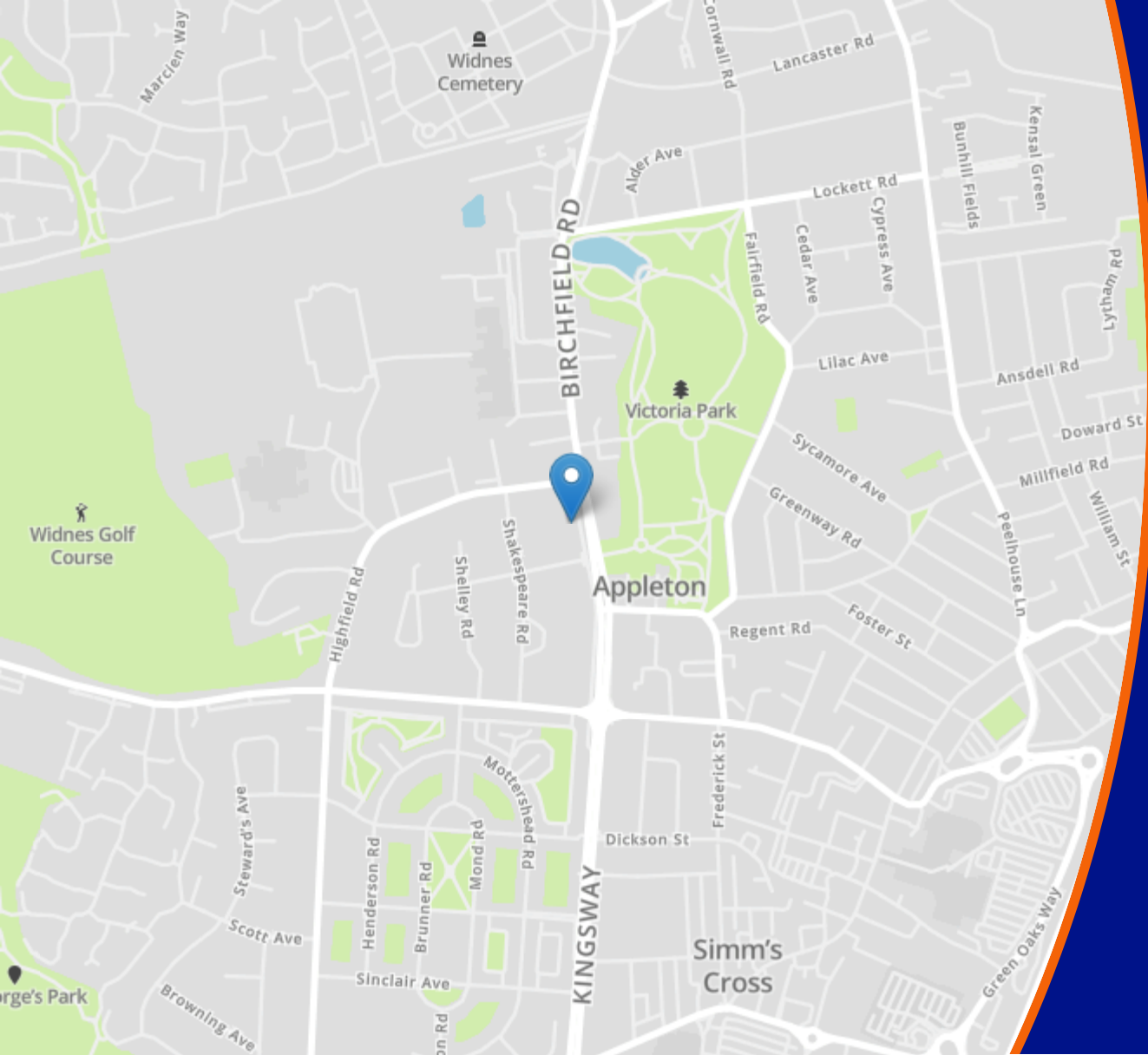
## Bathroom

Tiles to floor and walls, four recessed spot lights and UPVC Double-Glazed window, radiator. Bath with fixed shower screen and chrome mixer shower over. Wash hand basin, pedestal and low level WC.

## External

### Front

Front aspect offering parking.



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