

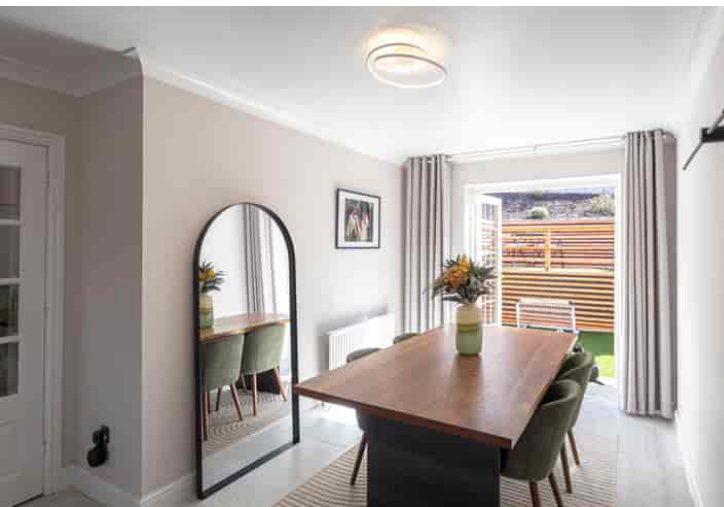




- Contemporary Family Home
- Beautifully Presented
- Lounge Dining Room
- Breakfast Kitchen & Utility Room
- Four Bedrooms
- Two Bathrooms
- Terraced Gardens
- Parking for Three Cars

Description

A meticulously crafted, detached, and contemporary family residence, situated at the elevated end of a small cul-de-sac. The current owners have undergone a comprehensive renovation of both the interior and exterior of the property. The rear garden has been transformed into a series of terraces, effectively utilising the sloped terrain and creating a serene sanctuary to bask in the sun, given its south-facing orientation. The property is equipped with gas central heating and PVCu double-glazed windows and comprises: Entrance hall, a cloakroom/WC, a lounge dining room, a kitchen breakfast room, a utility room, an integral garage, a first-floor landing, a master bedroom with a spacious en-suite bathroom, three additional bedrooms, and a family bathroom. To the front of the property lies a block-paved driveway that provides ample parking for at least three vehicles. EV charging point.



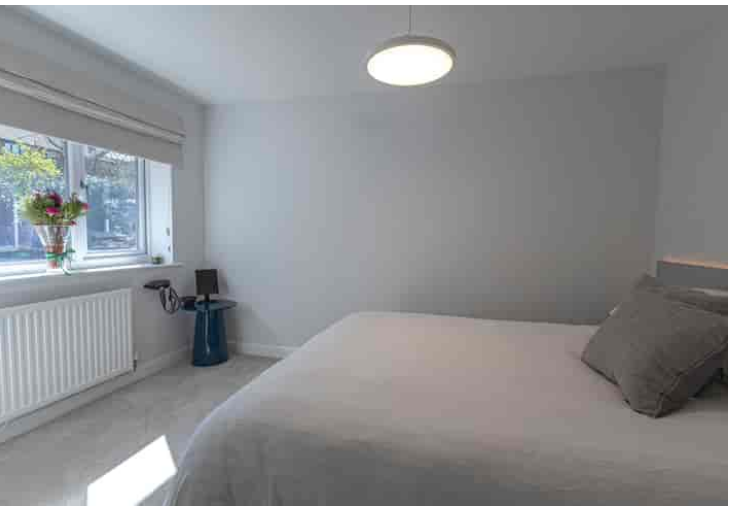
Location

The property is located in a popular residential area with local shops and other facilities available on either Chester Road, Castle or Winnington Lane. Winnington Park Community Primary School (Ofsted Good) serves the area and there are two local high schools located in Hartford and Weaverham. Two railway stations serve the area 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 and Northwich stations. The A556 and A49 easily facilitate access to the region’s major road network with Manchester and Liverpool airports both within 20 miles. Nearby Northwich caters for a more comprehensive range of amenities, including leading supermarkets with Waitrose, Sainsbury's and Tesco all represented.

Tenure

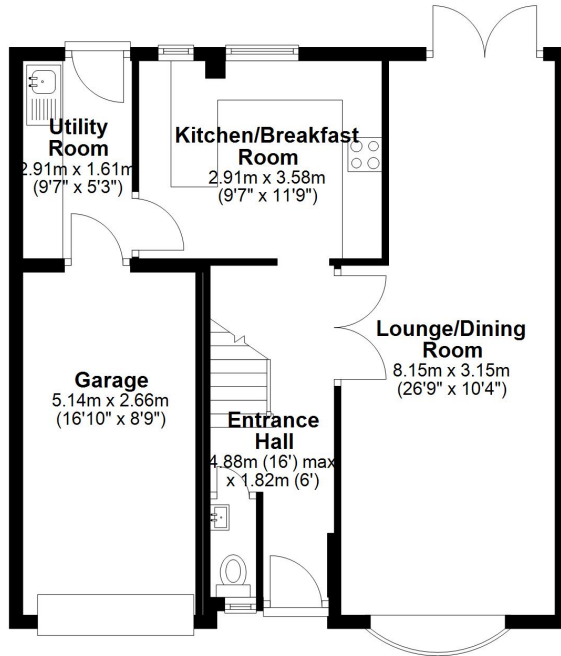
FREEHOLD

EPC Rating: C



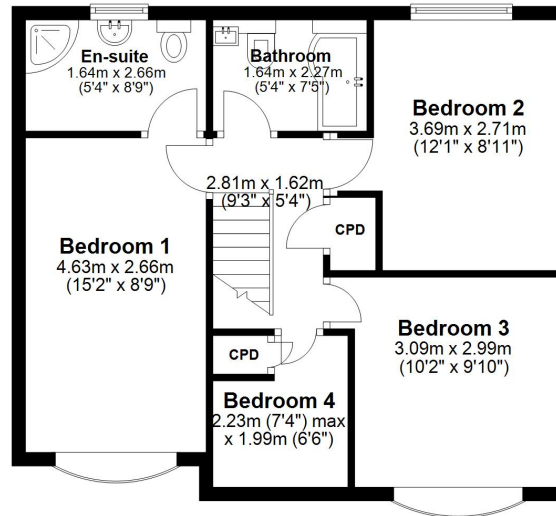
Ground Floor

Approx. 63.6 sq. metres (684.3 sq. feet)



First Floor

Approx. 52.9 sq. metres (568.9 sq. feet)



Total area: approx. 116.4 sq. metres (1253.2 sq. feet)

Williams Estates is the trading name of Williams Estates (Ltd). Registered address 33, The Green, Hartford, Northwich, Cheshire, CW8 1QA.

Reg number 07682683. Director Andrew P Williams

