



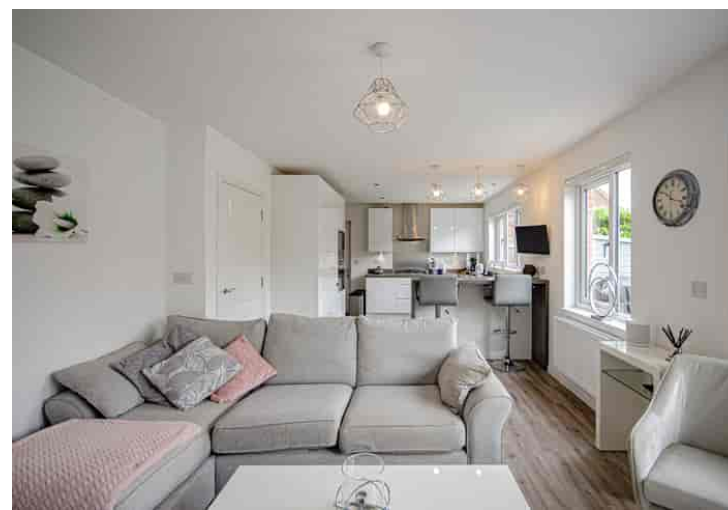


An immaculately presented, detached family home on a popular development.

- Detached Family Home
- Lounge with Bay Window
- Open Plan Living/Dining Kitchen
- Four Good Size Bedrooms
- Three Bath/Shower Rooms
- Well Kept Front & Rear Gardens
- Garage & Double Width Driveway

Description

An immaculately presented, detached family home, located on this popular development. The property provides well proportioned accommodation with gas central heating and PVCu double glazing and comprises, Ground floor: Storm porch, entrance hall, cloakroom/WC, lounge with bay window and superb open plan living kitchen dining room, which runs across the entire width of the house. The kitchen is fitted with an excellent range range of units and there is a really useful utility cupboard, which conceals the washing machine etc. First floor: landing, master bedroom with walk-in wardrobe and en-suite shower room, guest bedroom with en-suite shower room, two further bedrooms and bathroom. Externally there are well kept front and rear gardens along with an integral garage and double width driveway.



Location

Scarfell Crescent forms part of a small development, which is located on the edge of the village and adjacent to Kingsmead. Local amenities are well catered for in Davenham and include a Spa supermarket, a selection of smaller shops, two public houses and the well regarded Davenham CE Primary School. Kingsmead also has a local centre with a good selection of shops, a pub and other facilities and also has its own, highly regarded primary school. The County High School Leftwich is the local high school and is currently rated excellent by Ofsted. Two railways 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 or Northwich station. The nearby A556 easily facilitates access to the region's major road network with Manchester and Liverpool airports both within 20 miles.

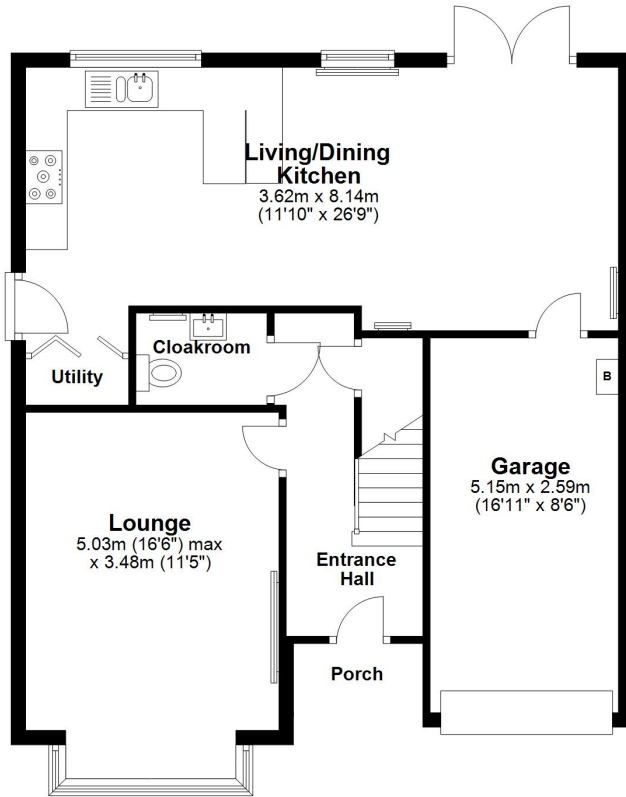
Tenure

EPC Rating: B



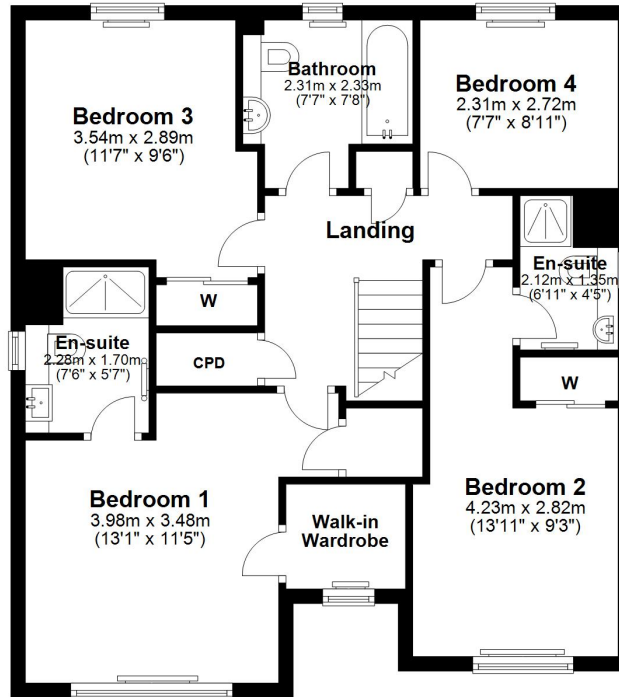
Ground Floor

Approx. 72.4 sq. metres (779.2 sq. feet)



First Floor

Approx. 72.1 sq. metres (776.0 sq. feet)



Total area: approx. 144.5 sq. metres (1555.2 sq. feet)