



Waterworks Lane
Winwick
Warrington
Cheshire
WA2 8LH

Offers in Excess of £231,000

bettermove 

Waterworks Lane Warrington

Bettermove are proud to present this 2 bedroom semi-detached house in Warrington (available with no forward chain).

The property benefits from double glazing, gas central heating throughout and has off street parking available. The council tax band is C.

The interior of this property comprises a spacious living room, fitted kitchen and bathroom on the ground floor. The first floor consists of 2 bedrooms and the family bathroom. The exterior boasts a private rear garden, perfect for enjoying the summer months.

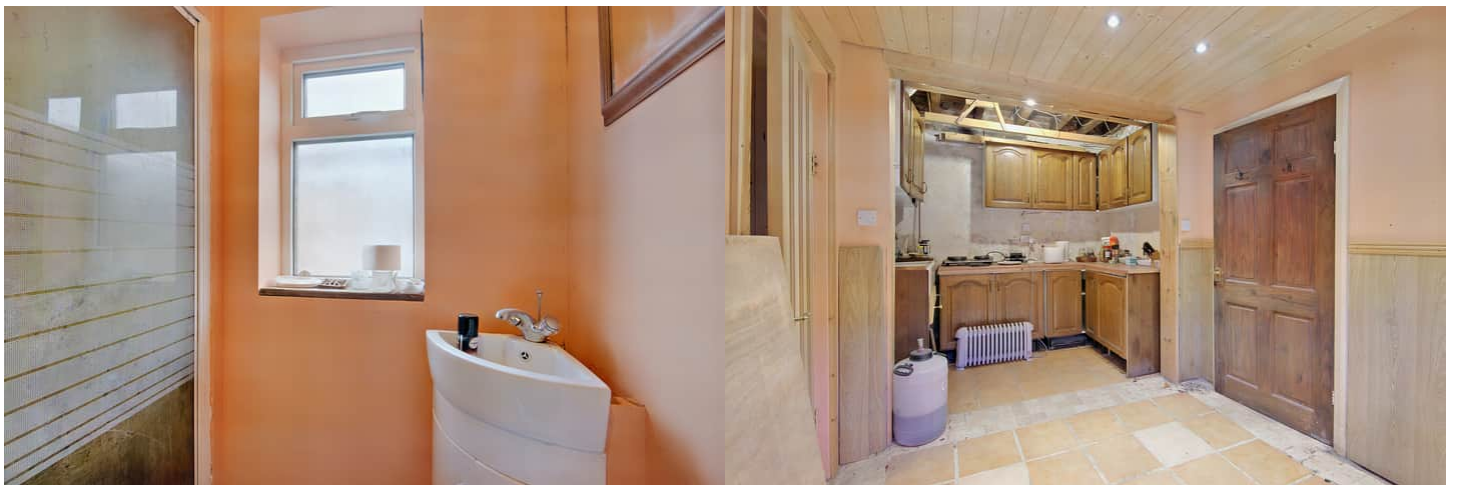
Located in the popular town of Winwick, the property is close to a range of amenities, including shops, supermarkets, restaurants and pubs. Excellent transport connections can be found from A49 and M6.

This exciting opportunity should not be missed! All enquiries can be made through Bettermove on 0330 004 0050.

You can secure the purchase today by paying an exclusivity fee of £1,000 which gives you the rights to purchase within a given timeframe.

Paying this fee ensures that the seller takes their property off the market and reserves it exclusively for you, therefore eliminating the risk of gazumping and aborted costs.

The exclusivity fee is returned to you upon successful completion of the property.



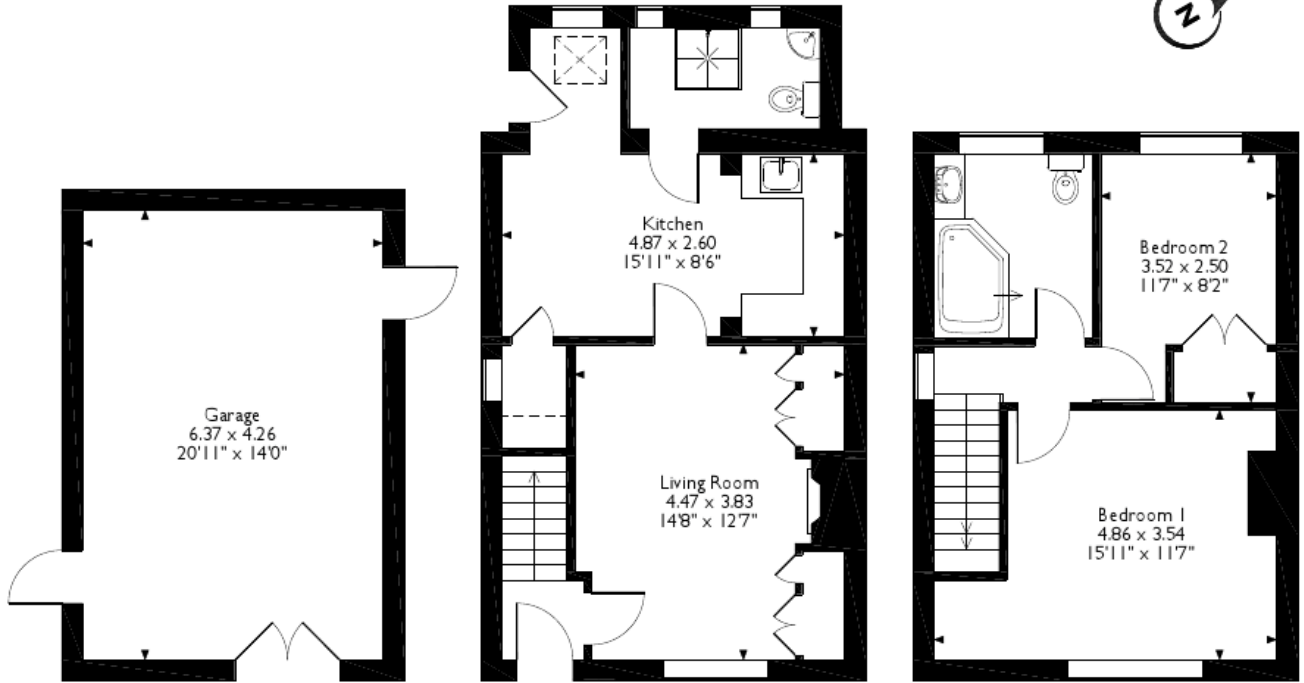
Waterworks Lane Winwick, Warrington

Approximate Gross Internal Area

Main House = 77 Sq M/829 Sq Ft

Garage = 27 Sq M/291 Sq Ft

Total = 104 Sq M/1120 Sq Ft



Ground Floor

First Floor

Please note that the location of doors, windows and other items are approximate and this floorplan is to be used for illustrative purposes only. Unauthorized reproduction is prohibited.

Energy Efficiency Rating		
	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92-100) A		
(81-91) B		
(69-80) C		79
(55-68) D	55	
(39-54) E		
(21-38) F		
(1-20) G		
<i>Not energy efficient - higher running costs</i>		
England, Scotland & Wales		EU Directive 2002/91/EC



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