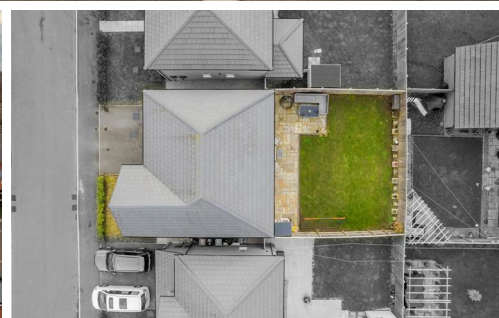
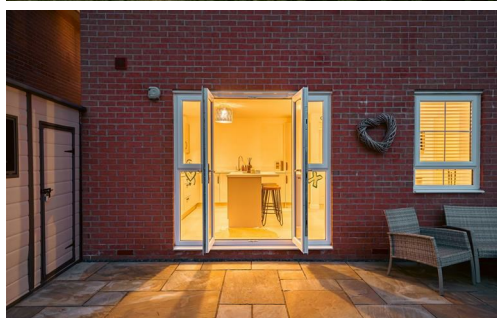




VINCENT JAMES
ESTATE AGENTS

11 MEDLOCK STREET,
NORTHWICH, CW9 7HW

£375,000



Welcome to 11 Medlock Street – where comfort meets style in this beautifully presented four-bedroom detached home, proudly brought to you by Vincent James Estate Agents.

Step inside and feel right at home. The inviting lounge is perfect for cozy nights in, while the heart of the home—a stunning open-plan kitchen and dining area—sets the scene for family meals and lively gatherings. A handy utility room and a convenient downstairs WC add to the practicality.

Upstairs, you'll find three charming and well-proportioned bedrooms, each designed for relaxation, alongside a serene master suite with its own en-suite bathroom. A stylish family bathroom completes the space, offering both comfort and convenience.

Outside, the property boasts a private rear garden, a garage, and a driveway—plenty of space for parking and enjoying outdoor moments.

This is more than just a house; it's a home waiting to be filled with new memories. Don't miss out—book your viewing today!

WWW.VINCENTJAMESESTATEAGENTS.CO.UK

Entrance Hallway



Providing access to the Lounge and Kitchen Diner with a storage cupboard and radiator to the wall. Premium tiling sits to the floor.

Utility Space



With multiple storage options, space for an appliance and Double Glazed window to the rear elevation. Access to the WC.

Lounge



A cozy space, with double glazed windows to the front and side aspect of the home. Two radiators. Carpet underfoot.

Kitchen Diner



Fitted with a range of wall, drawer and base units with worksurfaces above. Centre island for additional seating and entertainment options. Inset oven, hob, hood, fridge freezer and dishwasher. French Doors to rear aspect of the home. Access to Utility and WC. Wall mounted TV point with premium tiling to the floor.

Downstairs WC



With a Low Level WC, Hand Wash Basin and Splashback and a radiator.

Landing



Carpeted and spacious. Providing access to all bedrooms and family bathroom. Loft access. Double glazed windows to the front and rear aspect of the home. Radiator. Storage Cupboard.

Master Bedroom



With built in storage, carpet underfoot, radiator to the wall and a double glazed window to the front aspect of the home. Access to the en-suite.

En-Suite



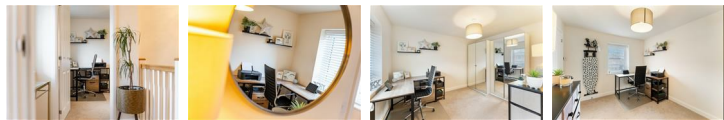
With a Low Level WC, Hand Wash Basin and Shower. Radiator to the wall.

Bedroom Two



With a double glazed window to the rear elevation. Radiator to the wall. Carpet underfoot.

Bedroom Three



With a double glazed window to the front of the home, radiator and carpet underfoot.

Bedroom Four



With double glazed windows to the rear and side of the home and a radiator to the wall. Carpet underfoot.

Bathroom



With a panelled bathtub, low level WC, hand wash basin, partly tiled walls and a double glazed frosted window. Radiator to the wall.

Garage

With power and a light.

Externally - Front



To the front of the property is a driveway with two spaces and access to the garage. There is also gated side access to the rear garden.

Externally - Rear



Lawned garden, with a paved patio area and fencing. Allowing gated side access to the front of the home.

Extra Information

Tenure: Freehold

Length of lease: N/A

Annual Ground Rent: N/A

Service Charge: N/A

Service Charge Review Period: N/A

Council Tax Band: D

Anti Money Laundering

Please note that once an offer is accepted on any of our properties, a chargeable Anti-Money Laundering check will be required. For further details and applicable charges, please contact a member of our team.



11 Medlock Street,
Rudheath

DETAILS

Total area: 124.03 m²
Living area: 109.79 m²
Floors: 2
Rooms: 17

THIS FLOORPLAN IS PROVIDED WITHOUT WARRANTY OF ANY KIND. VINCENT JAMES ESTATE AGENCY DISCLAIMS ANY WARRANTY INCLUDING, WITHOUT LIMITATION, SATISFACTORY QUALITY OR ACCURACY OF DIMENSIONS.

0 1 2 3m
1:95

▼ Ground Floor

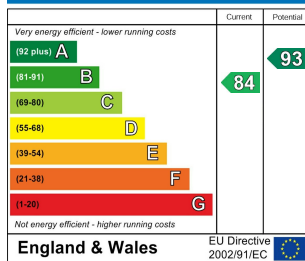
TOTAL AREA: 61.99 m² • LIVING AREA: 47.75 m² • ROOMS: 8

▼ 1st Floor

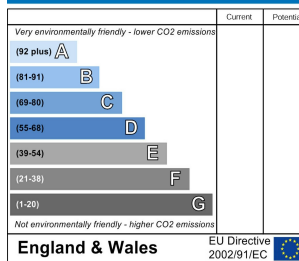
TOTAL AREA: 62.04 m² • LIVING AREA: 62.04 m² • ROOMS: 9



Energy Efficiency Rating



Environmental Impact (CO₂) Rating



THESE PARTICULARS, WHILST BELIEVED TO BE ACCURATE ARE SET OUT AS A GENERAL OUTLINE ONLY FOR GUIDANCE AND DO NOT CONSTITUTE ANY PART OF AN OFFER OR CONTRACT. INTENDING PURCHASERS SHOULD NOT RELY ON THEM AS STATEMENTS OF REPRESENTATION OF FACT, BUT MUST SATISFY THEMSELVES BY INSPECTION OR OTHERWISE AS TO THEIR ACCURACY. NO PERSON IN THIS FIRMS EMPLOYMENT HAS THE AUTHORITY TO MAKE OR GIVE ANY REPRESENTATION OR WARRANTY IN RESPECT OF THE PROPERTY.

87 WITTON STREET
NORTHWICH
CHESHIRE
CW9 5DR
01606 663939
HELLO@VINCENTJAMESESTATEAGENTS.CO.UK



WWW.VINCENTJAMESESTATEAGENTS.CO.UK