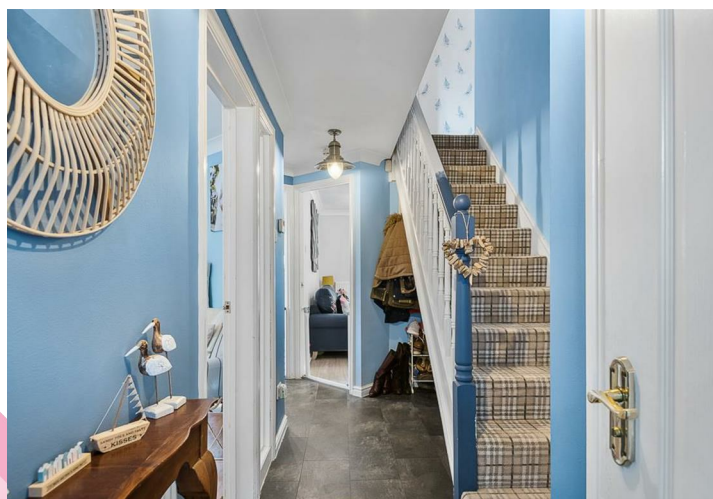




Hartwell Grove, Winsford CW7 3UR

Offers over £290,000

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Entrance Hall

Wood effect flooring and radiator.

Downstairs W/C

Radiator, low level WC and wash hand basin.

Lounge

14'5" x 12'8" (4.39m" x 3.86m")

Media wall with feature fire and space for television and lighting. Patio doors leading to decking area. Radiator. Window to rear.

Dining Room

10'3" x 7'9" (3.12m" x 2.36m")

Currently in use as a home office. Window to front elevation and radiator.

Kitchen

15'2" x 7'9" (4.62m" x 2.36m")

Fitted with a range of wall and floor units with work surface over incorporating the sink and drainer. Integrated Oven, hob and extractor fan, fridge / freezer and dishwasher. Side door allowing access to rear garden and double glazed window to rear elevation.

Landing

11'2" x 2'8" (3.40m" x 0.81m")

Loft hatch, storage cupboard.

Bedroom One

13'5" x 11'6" (4.09m" x 3.51m")

Windows to front and side elevation, radiator and built-in wardrobes.

En-Suite

6' x 5'3" (1.83m x 1.60m")

Fitted with low level W.C. wash hand basin and shower cubicle. Window to front elevation and radiator.

Bedroom Two

12'1" x 8'1" (3.68m" x 2.46m")

Window to rear elevation and Radiator.

Bedroom Three

11'4" x 8'4" (3.45m" x 2.54m")

Window to front elevation and Radiator.

Bedroom Four

8'9" x 7'2" (2.67m" x 2.18m")

Window to rear elevation and radiator.

Bathroom

8'9" x 6'9" (2.67m" x 2.06m")

Fitted with a modern suite consisting of bath with shower over, low level wc and wash hand basin. Double glazed window to rear elevation and radiator.

Externally

Front

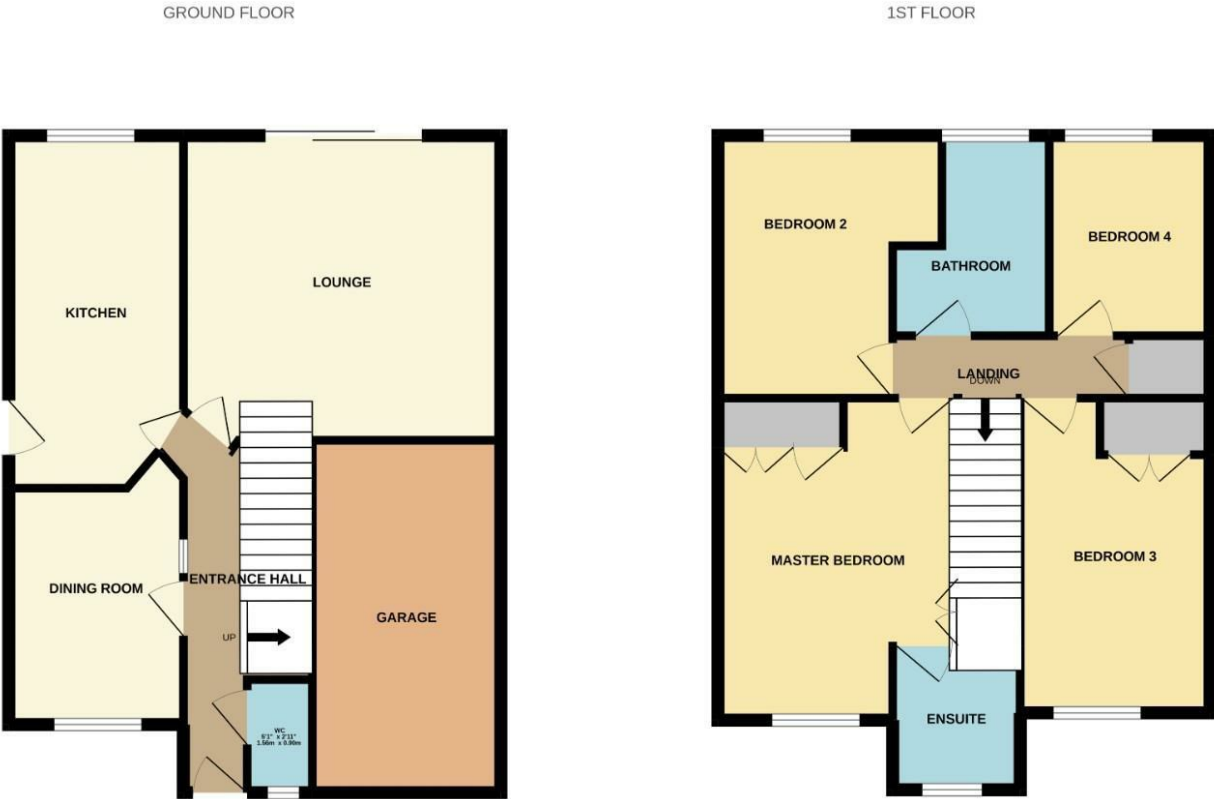
Tarmac area for several vehicles, and gravel borders side access to the rear of the home.

Rear

Private enclosed landscaped rear garden with decked seating area.



Floor Plan



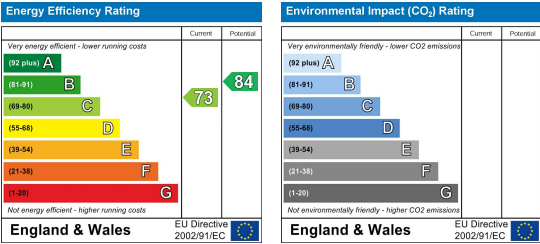
Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.

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Viewing

Please contact us on 01606 514 152 if you wish to arrange a viewing appointment for this property or require further information.

Energy Efficiency Graph



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