



ESTATE AGENTS

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## Colleys Lane, Willaston, Nantwich CW5 6NS

Offers in the region of £375,000



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# Colleys Lane

Willaston, Nantwich, CW5 6NS

Offers in the region of £375,000



## Hallway

15'2" x 6'2" (4.639m x 1.892m)

## Lounge

18'2" x 10'11" (5.556m x 3.347m)

## Study

13'1" x 8'1" (3.994m x 2.486m)

## Breakfast Kitchen & Family Area

34'0" x 16'6" (10.366m x 5.033m)

## Utility Room

5'9" x 4'6" (1.775m x 1.396m)

## Landing

11'5" x 11'5" (3.496m x 3.483m)

## Bedroom One

13'0" x 12'3" (3.968m x 3.741m)

## En-Suite

5'3" x 5'0" (1.614m x 1.539m)

## Bedroom Two

11'6" x 8'9" (3.524m x 2.688m)

## Bedroom Three

10'11" x 10'7" (3.329m x 3.240m)

## Family Bathroom

7'3" x 7'0" (2.216m x 2.135m)

## Externally

Driveway to the front and access to the rear via timber gate or from the private road that runs at the back of the home, paved patio area and laid to lawn with open views overlooking the Cheshire countryside, a rare treat, simply beautiful.



## Floor Plan

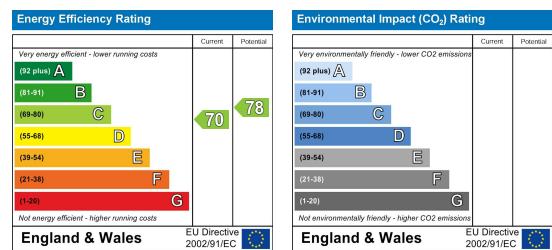


TOTAL FLOOR AREA: 125.2 sq.m. (1359 sq.ft.) approx.  
 Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan 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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