



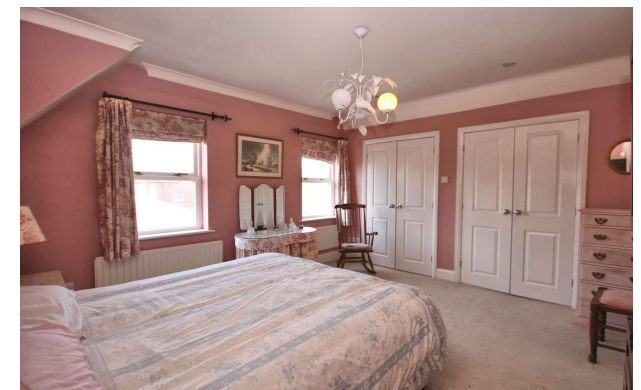
Knutsford
Masters Court, Bexton Road



Knutsford, WA16 0BF

Bexton Road

£575,000



The Property

This substantial three-bedroom, three storey townhouse has been sympathetically maintained and improved over the years by the current owners, providing light and spacious living accommodation. Particular mention must be made of the large, open plan living dining kitchen with French doors to the garden, the generous living room to the first floor and well as three double bedrooms and shower room to each of the upper floors. The property offers flexible living accommodation and is now in need of a general scheme of refurbishment giving great scope to make one's own as well as the potential to extend at the rear (subject to relevant permissions). Located in super position in the heart of the town centre on the edge of the St Johns Conservation Area, forming a small, select development of similar properties, a short walk to the town centre

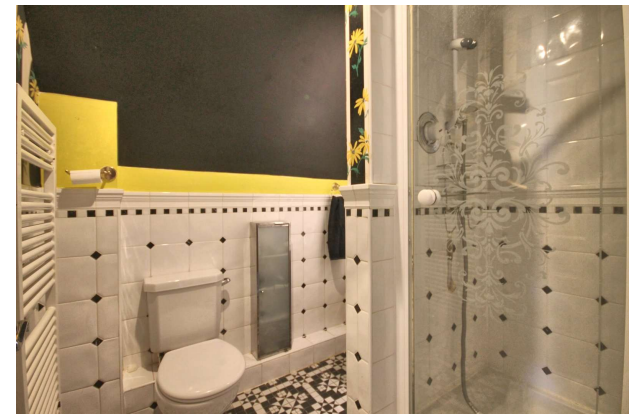
and all local amenities whilst being ideally positioned for all major network links to the Northwest and beyond. The property is approached over block paved courtyard parking with two allocated spaces directly in front, leading to storm porch and rear garden access. The rear gardens are a lovely feature of the property, being landscaped in design for ease of maintenance with gravel and flagged areas and give a high degree of privacy with mature foliage, perfect for alfresco dining.

Directions

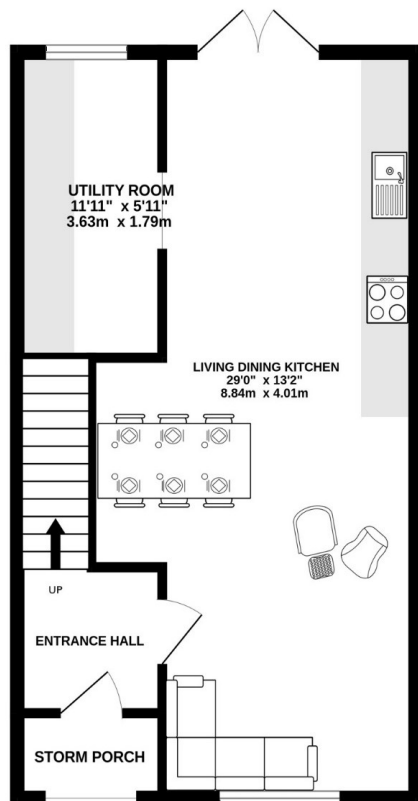
From Knutsford Town Centre rail station turn right onto Stanley Road passing Booths Supermarket and at the mini roundabout turn left onto Bexton Road where the property will soon be seen on your right.

- A well-presented three storey townhouse
- Situated in the heart of Knutsford
- A short stroll to all local amenities
- Flexible & spacious living accommodation
- Three bedrooms
- Two shower rooms
- Enclosed, sunny courtyard garden
- Allocated parking
- No chain
- Great scope to refurbish

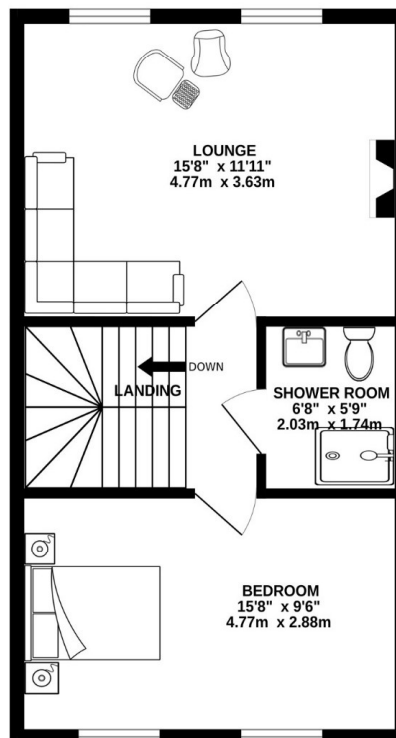
Postcode – WA16 0BF
EPC Rating – C
Tenure – Freehold
Local Authority – Cheshire East
Council Tax – Band F



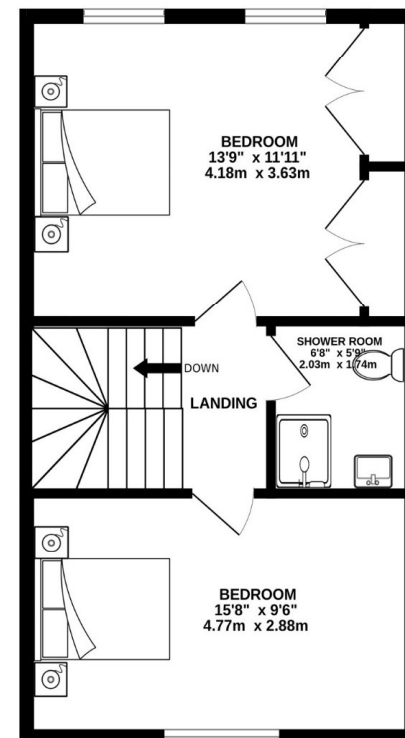
GROUND FLOOR
469 sq.ft. (43.6 sq.m.) approx.



1ST FLOOR
435 sq.ft. (40.4 sq.m.) approx.



2ND FLOOR
438 sq.ft. (40.7 sq.m.) approx.



TOTAL FLOOR AREA : 1342 sq.ft. (124.6 sq.m.) 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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