



Knutsford  
Parkgate

  
IRLAMS  
*of Knutsford*

# Knutsford, WA16 8HF

Parkgate

£325,000



## The Property

This charming two bedroom detached bungalow is deceptively spacious well presented throughout. Particular mention must be made of the large living dining room with sliding patio doors leading to the rear garden. The property sits in an attractive, popular location within Knutsford Town Centre and close to all local amenities. The property is approached via a beautifully presented front garden with driveway providing off-road parking. A garage provides further parking/storage. To the rear is an enclosed garden laid mainly to lawn with a patio area ideal for al fresco dining and capturing the afternoon sun.

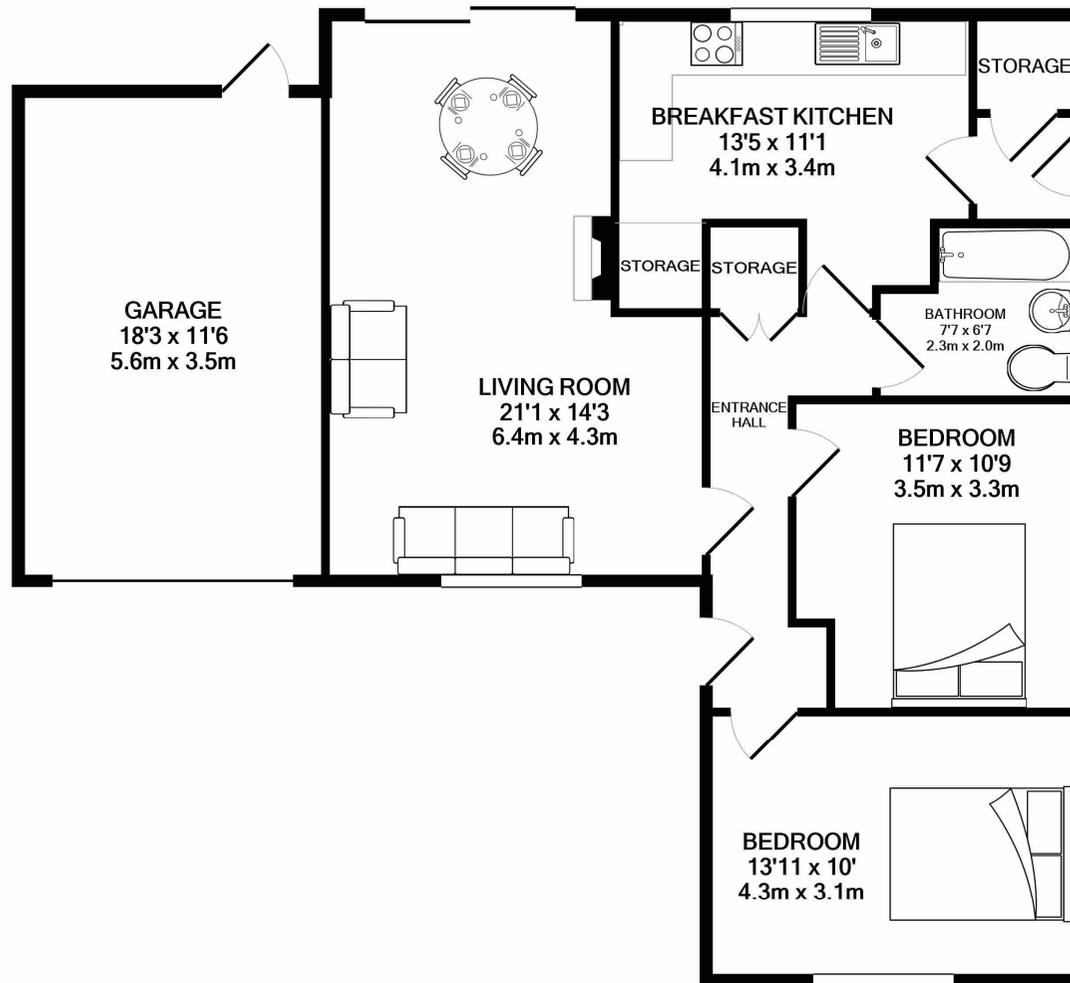
## Directions

From the roundabout in Canute Square travel along King Edward Road (A50) turning left at the traffic lights and passing the railway station. Turn left again at the next traffic lights up Hollow Lane onto Mobberley Road and after passing the Fire Station on your left turn left onto Parkgate Lane passing the parade of shops on your right. Take the next right onto Parkgate where the property can then be found after a short distance on your left.

- A charming, detached bungalow
- Situated within a short walk of Knutsford town centre & Tatton Park
- Spacious & flexible living accommodation
- Breakfast kitchen
- Two double bedrooms
- Bathroom
- Enclosed garden with lawn & patio area
- Driveway parking plus garage

**Postcode** – WA16 8HF  
**EPC Rating** – D  
**Local Authority** – Cheshire East  
**Tenure** – Leasehold  
(999 years from circa 1957/GR £13 per annum)  
**Council Tax** – Band D





TOTAL APPROX. FLOOR AREA 1010 SQ.FT. (93.9 SQ.M.)

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