



Radlett Close, Penketh Warrington

Semi Detached Bungalow • No Onward Chain • Two Bedrooms • Open Plan Kitchen/Diner • Generous Lounge • Excellent Opportunity • Driveway Parking • Integral Garage • Close to Amenities • Fantastic Location



Mark Antony
SALES & LETTING AGENTS



INTERIOR

Entry to this practical bungalow is via the hallway, which leads directly into the generous lounge. This bright and inviting space is ideal for relaxing and unwinding, and features an electric fire that creates a warm and cosy atmosphere.

The heart of the home is the open-plan kitchen and dining area, thoughtfully designed to maximise both space and functionality, making it perfect for everyday living as well as entertaining family and friends. The kitchen is fitted with a range of units and work surfaces, while the adjoining dining area offers ample space for a dining table.

Both bedrooms are well proportioned. The main bedroom benefits from a peaceful outlook, while the second bedroom offers excellent flexibility and could be used as a guest room, home office, or hobby room, depending on your needs. The bungalow is neutrally decorated throughout, allowing buyers to move straight in or personalise the space to their own taste.



GARDEN

The property enjoys a fantastic private rear garden, laid mainly to lawn with a raised decking area accessed via patio doors. A further patio area provides the perfect spot for outdoor furniture and summer gatherings. To the front of the property there is driveway parking, along with an integral garage, which can be accessed either from the driveway or internally from the property.

LOCATION

Penketh is an attractive suburb within easy driving distance to Warrington Town Centre. It is a sought-after area for families. The suburb is home to a selection of cosy pubs, including the Ferry Tavern which sits on the Trans Pennine Trail, making it a popular spot for dog walkers and cyclists. The pub is also home to the annual Glastonferry music festival which is always a sell out event in the community. Penketh benefits from a great range of shops, parks and public transport connections. There is also a leisure centre, library and golf club, meaning residents have a great range of facilities right on the doorstep.

GENERAL INFORMATION

- › Council Tax band: C
- › Tenure: Freehold
- › EPC Energy Efficiency Rating: B





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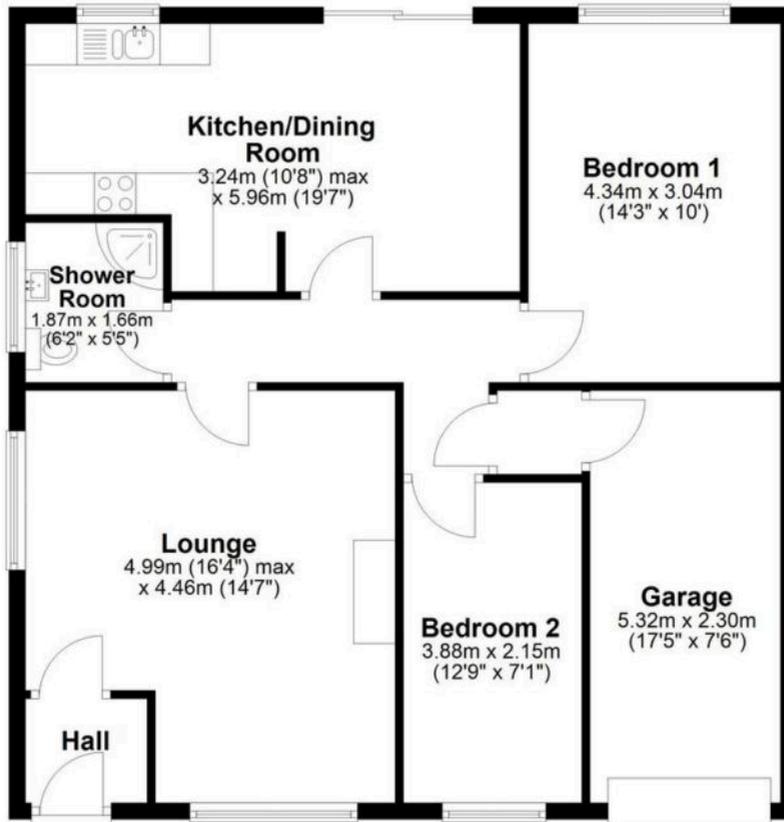
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Ground Floor

Approx. 86.5 sq. metres (930.6 sq. feet)



Total area: approx. 86.5 sq. metres (930.6 sq. feet)

VIEWING ARRANGEMENTS

Viewing is strictly by appointment only.

Please use Street or contact us to arrange a viewing.

CONTENTS, FIXTURES & FITTINGS

Not included in the asking price.

Items may be available under separate negotiation.



Note: These sales particulars have been prepared in good faith as a general guide only. We have not conducted a detailed survey and not checked the availability or function of any service or appliance. Any floor plans shown are for illustration purposes only and may not be to scale. Room sizes stated are approximate and should not be relied upon. If there is any important matter that is likely to affect your decision to purchase; we advise you to contact us and then verify any details with an independent Surveyor or Solicitor. These particulars do not form part of any offer or contract and must not be relied upon as statements or representation of fact.



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