



1 Lamb Cottage, Dalefords Lane, Whitegate, Northwich, CW8 2BN
£155,000

Situated in a beautiful location is this stunning park home, exclusively for the over 55's, which has been much improved by the current owners. Set on an enviable plot with wrap-around gardens, the property enjoys a high degree of privacy—perfect for relaxing or entertaining outdoors—and benefits from ample off-road parking. Inside, a spacious lounge diner overlooks the gardens, while the bedroom features an adjoining dressing room, which was originally bedroom two. There is also a well-appointed shower room. Viewing is essential to fully appreciate everything this lovely home has to offer.

Accommodation

ENTRANCE PORCH

Accessed via the entrance door with a door that leads to the kitchen.

LOUNGE/DINER 10' 7" x 18' 9" (3.25m x 5.74m)

A beautiful light and airy lounge diner, with double glazed French doors to the front elevation, a double glazed bow window to the side elevation and double glazed French doors which lead to the garden. Wall mounted radiators and space for table and chairs.

BREAKFAST KITCHEN 9' 1" x 12' 8" (2.77m x 3.88m)

Fitted with a range of base and wall units with worksurface over incorporating a one and a half sink unit and mixer tap. Integrated oven and hob with extraction over, space and plumbing for washing machine, dryer and fridge freezer.

BEDROOM 17' 10" x 10' 2" (5.45m x 3.10m)

This spacious bedroom with dressing area was originally two bedrooms which could be easily returned to a two bedroom. With double glazed windows to the side and rear elevations, wall mounted radiator and dressing area.

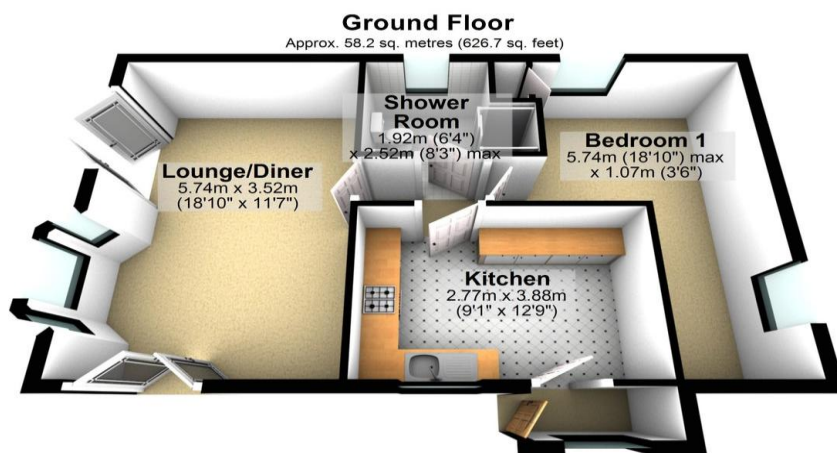
SHOWER ROOM

With a double glazed opaque window to the rear elevation. Fitted with a suite comprising low level WC and hand wash basin encased in a vanity unit, shower cubicle and shower, part tiled walls and tiled flooring, wall mounted radiator.

EXTERNALLY

Externally, the property occupies an enviable plot with beautifully landscaped wrap-around gardens, a choice of inviting seating areas perfect for relaxing or entertaining, a stunning Indian stone patio, and generous off-road parking.





Total area: approx. 58.2 sq. metres (626.7 sq. feet)

Please note that we have not tested any apparatus, equipment, fixtures, fittings or services, and so cannot verify they are in working order or fit for their purpose.

Whilst these particulars have been prepared in good faith and are believed to be correct, they are intended for the general guidance only of prospective Purchasers and should not be founded on under any circumstances. All measurements are approximate and the property is sold in its present state of repair.

Furthermore solicitors should confirm moveable items described in the sales particulars are, in fact, included in the sale since circumstances do change during marketing or negotiations. A final inspection prior to exchange of contracts is also recommended.

YOUR HOME IS AT RISK IF YOU DO NOT KEEP UP REPAYMENTS ON A MORTGAGE OR OTHER LOAN SECURED ON IT

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