# chrishamriding

lettings & estate agents









## 92 Kestrel Close, Congleton, CW12 3QX

£1,295 Per Month

Nestled in the charming Kestrel Close, Congleton, this semi-detached bungalow presents an exceptional opportunity for those seeking a modern and comfortable living space. Recently constructed by the esteemed builder Seddon Homes, this property boasts a pristine condition and is equipped with all the modern conveniences one would expect from a new home.

The bungalow features a well-designed layout, comprising one inviting reception room, two spacious bedrooms, and two contemporary bathrooms, making it ideal for small families or couples. The interior is both stylish and functional, ensuring a pleasant living experience.

One of the standout features of this property is its enviable location. Just a short stroll away, residents can immerse themselves in the beauty of the surrounding countryside, perfect for leisurely walks or outdoor activities. Additionally, the local village amenities and the bustling town centre are easily accessible, providing a variety of shops, cafes, and services to cater to your everyday needs.

Bungalows are a rare find in the rental market, and this superb property is sure to attract considerable interest. With its immaculate condition, modern features, and prime location, it is ready and waiting for new tenants to make it their home. Don't miss the chance to experience comfortable living in this delightful bungalow.

Lounge 10'7 x 15'6 (3.23m x 4.72m)

Kitchen 10'7 x 11'4 (3.23m x 3.45m)

Master Bedroom 10'3 x 9'1 (3.12m x 2.77m)

En-Suite 7'1 x 4'7 (2.16m x 1.40m)



Bedroom 2 8'2 x 10'5 (2.49m x 3.18m)

Bathroom 6'11 x 6'6 (2.11m x 1.98m)

#### **Front**



Rear



**DIRECTIONS** 

DIRECTIONS - AT VERY FAR END OF KESTREL - drive along kestrel close - road bends to the right - take next left - carry on beyond construction work road bends to right - property is on right almost at end of road.

#### Floor Plan



### Area Map Energy Efficiency Graph



NOTICE Chris Hamriding Lettings & Estate Agents for themselves and for the vendor or lessors of this property whose agents they are given notice that: (i) the particulars are set out as a general outline only for the guidance of intending purchasers or lessees, and do not constitute, nor constitute part of, an offer of contract, (ii), all descriptions, dimensions, references to condition and necessary permissions for use and occupation, and other details are given in good faith and are believed to be correct but any intending purchasers or tenants should not rely on them as statement or representation of fact but must satisfy themselves by inspection or otherwise as to the correctness of each of them, (iii) no person in the employment of Chris Hamriding Lettings & Estate Agents has any authority to make or give any representation or warranty whatever in relation to this property.









97