



**GASCOIGNE
HALMAN**

FIELD LANE, APPLETON

THE AREAS LEADING ESTATE AGENT



FIELD LANE, APPLETON

£975,000

A fantastic detached bungalow situated on one of the area's most sought after roads and with accommodation approaching 3000 sq ft. Set within a beautiful garden plot, the bungalow benefits from four bedrooms, two bathrooms, a conservatory and two garages. Sold with no onward chain.

In brief the accommodation on offer comprises a reception entrance hallway with floor to ceiling glazing flooding the room with light. A large lounge with dual garden aspects and sliding doors to the conservatory which in turn leads out onto the patio, perfect for entertaining and bringing the greenery of the garden inside.

A separate dining room is spacious enough for a large table with archway to lounge. The kitchen is fitted with a range of base and eye level units, integrated appliances and built in breakfasting area whilst a good size utility has space for all laundry units and access to the rear porch. A guest WC and versatile bedroom/study complete the property's living areas.



Set away from the living space are three further bedrooms and a four piece bathroom suite. The master bedroom is fitted with a full range of wardrobes, raised dressing area with sauna and an en-suite bathroom. Externally the bungalow is accessed via a long block paved driveway with mature lawned gardens surrounding. A double garage and gates to a further detached garage to the rear. An overall wonderful bungalow in a perfect location and sold with no onward chain.

LOCATION

Stockton Heath village boasts a first-class range of shopping, schooling and recreational facilities. The nearby motorway system brings Manchester, Liverpool, Chester etc. within easy commuting distance and there are fast and frequent train services to London from local stations. Manchester International Airport can be reached normally in about twenty minutes by car and the area is surrounded by glorious Cheshire countryside.

DIRECTIONS

SAT NAV: WA4 5JR

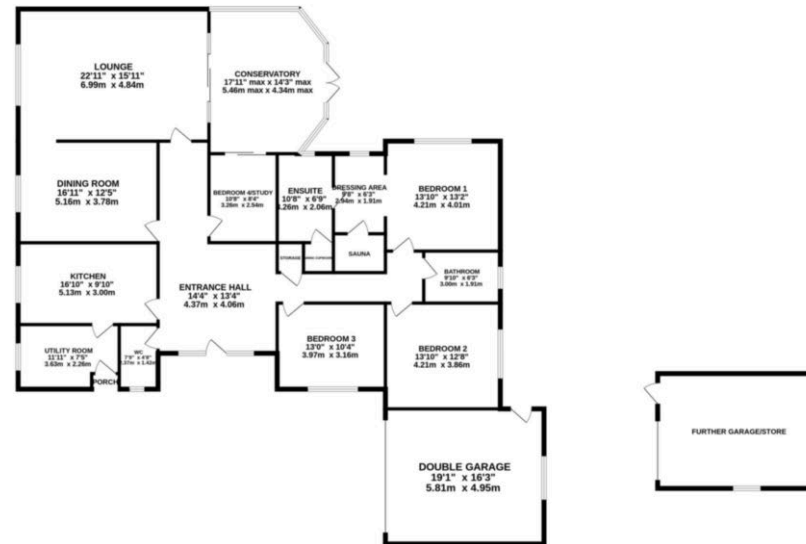
TENURE

Freehold

LOCAL AUTHORITY

Warrington BC - Council Tax Band G

GROUND FLOOR
2844 sq.ft. (264.2 sq.m.) approx.



TOTAL FLOOR AREA: 2844 sq.ft. (264.2 sq.m.) approx.
Measurements are approximate. Not to scale. Illustrative purposes only.
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