



**GASCOIGNE
HALMAN**

10 WRIGHTS GREEN, LUMB BROOK ROAD, APPLETON

THE AREAS LEADING ESTATE AGENT



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Situated in a superb position with open aspect to the front and rear. This characterful cottage provides spacious accommodation. Lounge, open plan Living/Dining Kitchen with patio doors onto covered pergola, stunning well stocked garden backing onto fields. To the first floor master bedroom with en suite, two further generous sized bedrooms and family bathroom. Excellent loft room currently used as a hobby room with pull down ladder. Parking for several vehicles.



This character cottage occupies an enviable position in the semi-rural village of Appleton with open aspect yet convenient for amenities. This property has been well maintained over the years to provide excellent, flexible accommodation including lounge to the front, open living/dining kitchen to the rear with superb outside space and covered pergola.



Three good sized bedrooms, the master with en-suite bathroom and a separate shower room servicing the other two bedrooms. There is a pull down ladder to a fantastic loft room which is currently used regularly as a hobby room. There is ample parking to the front with double driveway. Viewing is essential to appreciate the standard of accommodation on offer.

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

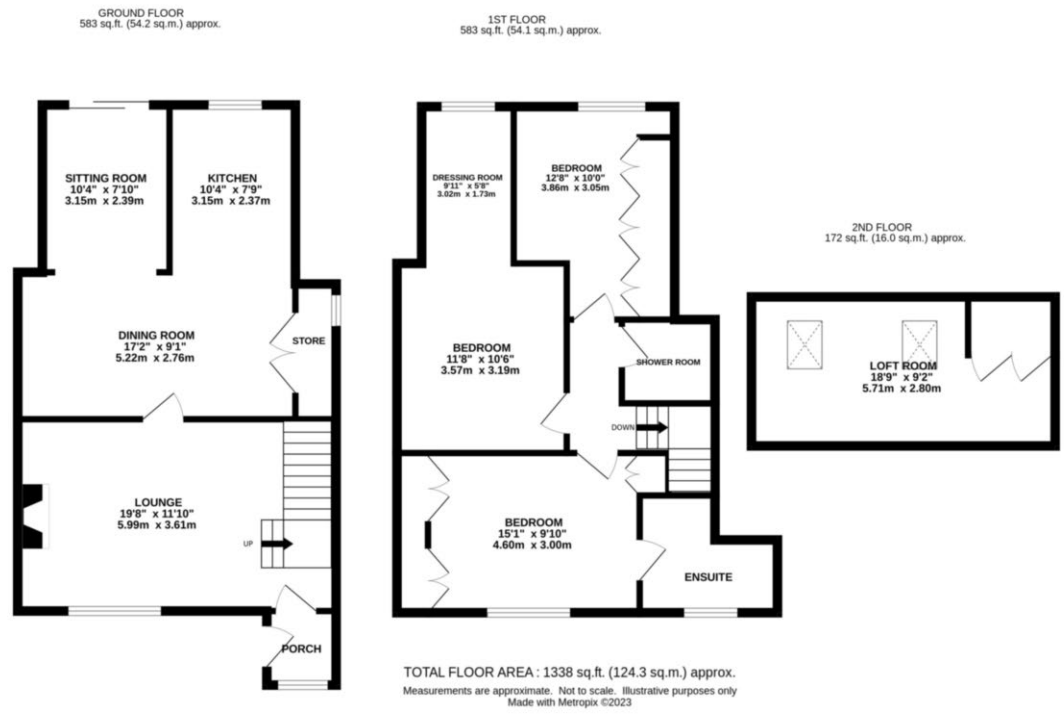
SAT NAV: WA4 3HN

TENURE

Freehold

LOCAL AUTHORITY

Warrington BC - Tax Band D



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