



Greenwood Close | Weaverham | CW8 3RH

EDWARD
mellor



Features

- Superbly appointed 3 bed linked detached
- Brand new fitted kitchen and bathroom
- With new fitted carpets
- Garage and secluded rear gardens
- Gas central heating with new boiler

WITH NO CHAIN AND READY TO MOVE INTO - A modern link detached property which has been substantially upgraded featuring a brand new contemporary fitted kitchen together with new unused sanitary fittings. Also with new fashionable grey fitted carpets, gas central heating with a new upgraded boiler and PVCu double

glazing. The freshly decorated accommodation means that any buyer can move in with no essential work required. Comprising entrance hall, cloakroom, spacious lounge with double doors through to an open plan dining kitchen. To the first floor there are three bedrooms and a bathroom. Outside there is an excellent garage

and a driveway giving ample off-road parking. There are fully enclosed gardens at the rear which enjoy a high degree of seclusion and maturity. The house is vacant so AI technology has been used to help buyers by showing furniture.



The house stands within a small cul de sac and is conveniently situated in the centre of Weaverham village. Within easy walking distance there is an parade of shops providing essential needs including a Tesco and Co-op store. There are schools for both age groups nearby Including Wallerscote Junior, Forest Street Primary and Weaverham High currently rated outstanding. There is also a community centre with swimming pool almost opposite, Lake House field providing green space and a medical centre in just two minutes walk. The A49 runs along the edge of the village and links to the motorway network. Northwich town centre with all of its fantastic amenities is 2.5 miles away.

SERVICES: All main services are connected. **TENURE:** The property is Freehold and free from chief rent. **NOTE:** None of the services or fittings have been tested. Buyers should obtain their own independent reports.

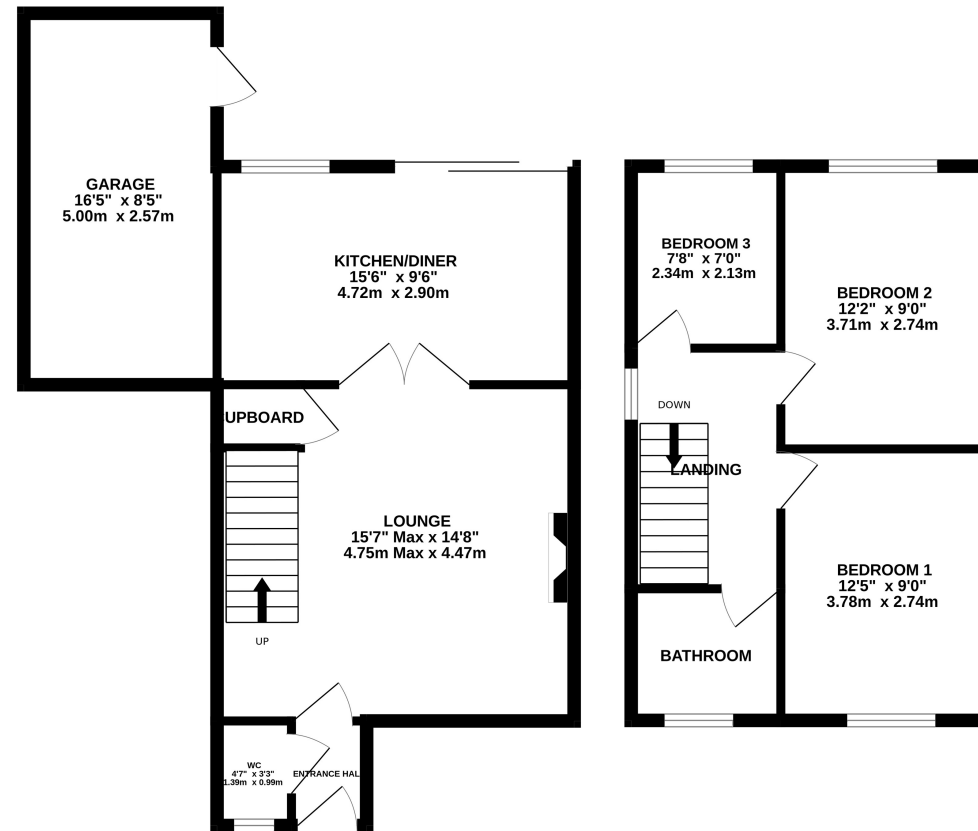
ASSESSMENTS: Cheshire West and Chester Council Tax Band D- Energy Efficiency Rating TBC

FLOOR LAYOUT

Not to Scale - For Identification Purposes Only

GROUND FLOOR

1ST FLOOR



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Important Information

- Council Tax Band: D
- Tenure:Freehold

EPC Rating

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