



**GASCOIGNE  
HALMAN**

BRADLEY LANE, FRODSHAM, CHESHIRE, EPC:D / COUNCIL TAX  
BAND F. A UNIQUE DETACHED FAMILY HOME IN A PRIME LOCATION.

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THE AREAS LEADING ESTATE AGENT

BRADLEY LANE, FRODSHAM, CHESHIRE | EPC:D / COUNCIL TAX BAND F. A UNIQUE DETACHED FAMILY HOME IN A PRIME LOCATION.

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| A UNIQUE DETACHED FAMILY HOME IN A PRIME LOCATION

**BRADLEY LANE, FRODSHAM,  
CHESHIRE, EPC:D / COUNCIL TAX  
BAND F. A UNIQUE DETACHED  
FAMILY HOME IN A PRIME  
LOCATION.**

**£600,000**

**A hugely appealing, individual, 1930's built detached family home set within one of the most sought after areas of Frodsham.**

Distinctive in design and built using quality materials, this is a handsome detached family home being offered for sale for only the first time in 45 years and only the second time since it was built in the mid 1930's.

It is one of a small collection of just five individual detached homes, built by the same builder in the mid 1930's, each one unique but with similar characteristics of the period.

This property is set in a generous garden plot extending to approximately 0.16 of an acre. It stands back from Bradley Lane and has plenty of driveway parking.





The accommodation has been well maintained throughout with many enhancements completed over the years. There is however scope for further investment should the new owners desire.

The accommodation includes a spacious reception hallway with cloakroom/WC, a spacious lounge with a feature log burning stove, a separate dining room and a modern kitchen/dining room with a range of stylish units and granite worktops. There are four good sized bedrooms and two bathrooms on the first floor plus a useful boarded loft area and additional loft storage. There are double glazed windows and gas fired central heating is installed.

The rear garden is not overlooked and includes patio areas, lawn and well established hedges. There is also an underground former air raid shelter.

#### **LOCATION**

The property is in a first class location, an area of Frodsham known as Bradley. It is also an area with a low turnover of house sales, attracting long term ownerships due to the understandable appeal of the setting. Open countryside is within a few minutes walk of the property whilst a wide range of local amenities are close by. There are country walks nearby and along The River Weaver. Overton is around the corner with the historic Grade I Listed St Laurence Church, a popular primary school and local pubs. The bustling centre of Frodsham is about 1 mile away with supermarket, range of shops, restaurants, bars, health centre and library. This is a great location for commuters as the motorway network provides access to many parts of the North West including Chester, Liverpool and Manchester. Frodsham railway station provides regular direct services all of these centres plus to Warrington and North Wales.

#### **TENURE**

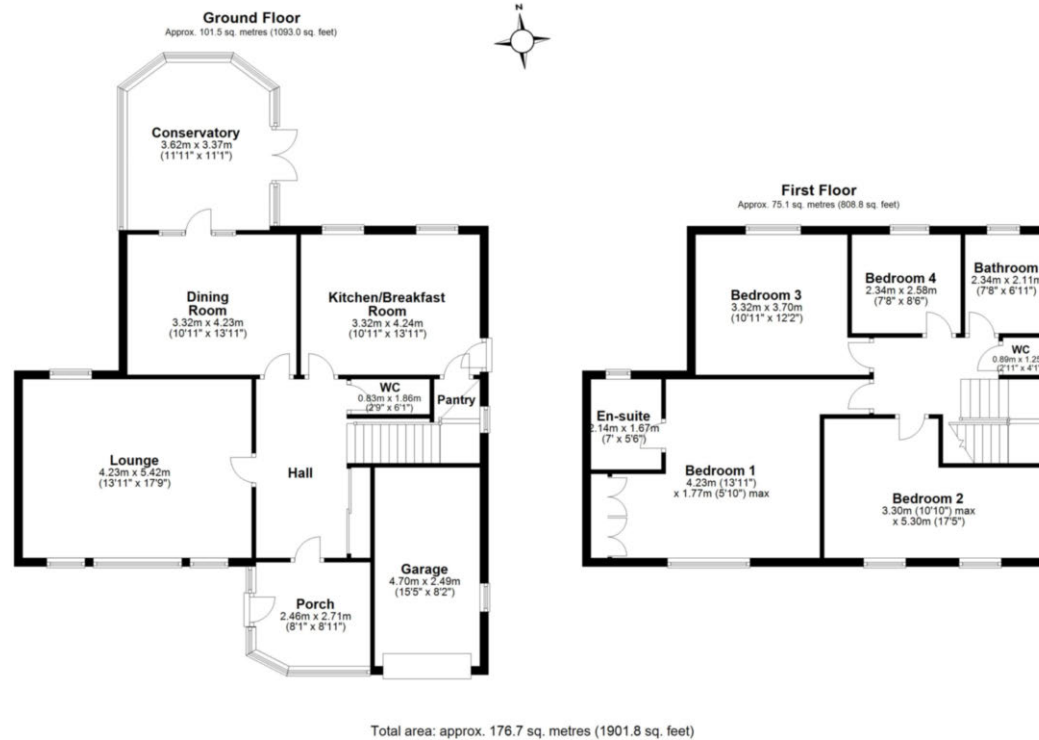
Freehold

#### **COUNCIL TAX**

Band F. Cheshire West & Chester

#### **EPC RATING**

Awaited.



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## FRODSHAM OFFICE

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