## Banner<sup>& Co</sup>

## The Anchorage, Lymm, WA13 0DX

Offers Over £350,000

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Well presented deceptively spacious semi-detached property situated in a quiet cul-de-sac position with allocated parking and fully enclosed private rear garden. The accommodation is arranged over three floors and has been well maintained throughout by the current vendors. Early viewings are strongly recommended to appreciate all that this property has to offer.

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## **Key Features**

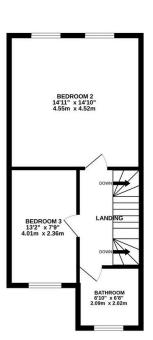
- Early viewings strongly recommended
- Family bathroom
- Allocated Parking
- Good sized Master Bedroom with en suite shower room
- Quiet cul-de-sac location

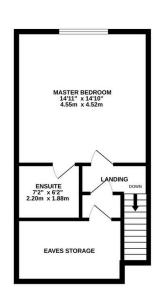
- Downstairs WC
- Spacious second bedroom
- Private, fully enclosed rear garden
- Well presented throughout
- Spacious three bedroom semi-detached property

GROUND FLOOR 444 sq.ft. (41.3 sq.m.) approx.



UCUNGE/DINING ROOM 1410° x143° 4.52m x4.34m WC WC KITCHEN 110° x79° 3.35m x2.36m UP ENTRANCE HALL





2ND FLOOR 410 sq.ft. (38.1 sq.m.) approx

TOTAL FLOOR AREA : 1304 sq.ft. (121.2 sq.m.) approx. Whist every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any on their tems are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and applicances shown have no been tested and no guarantee as to their operability or efficiency can be given. Made with Mercus C2024

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