

Lewis
King



Hovey Close, Sandbach, CW11 4QP

£325,000





Hovey Close

Sandbach, CW11 4QP

- Freehold Home
- Spacious and Modern Accommodation
- Council Tax Band D
- Garage and Off-Road Parking
- Three Large Bedrooms
- Superb Location Close to Sandbach Town Centre
- Large Rear Garden

Boasting bright and spacious accommodation throughout, this modern home found a short distance from Sandbach town centre is the perfect find for any growing family or couple who want to take advantage of the superb location and high standard of living on offer here! Having been meticulously cared for by the current owner and also enjoying such advantages as now being a Freehold home thanks to it being purchased in recent years, there will be nothing for any new owners to do other than sit back and relax in their new home!

On the ground floor the property is entered via a spacious Entrance Hall with access off to to a WC and a large Living Room with stairs leading from here up to the first floor. At the rear of the property there is a huge open-plan Kitchen/Diner which enjoys a range of modern kitchen units and integrated appliances including a fridge/freezer, dishwasher, oven and 4 ring gas hobs, plus there is space and plumbing for a free-standing washing machine.

On the first floor the Master Bedroom is found to the rear of the property and is a huge room which benefits from a range of floor to ceiling built-in wardrobes, plus access off to a large shower room Ensuite. The second and third bedrooms are also very spacious with the second easily being big enough to accommodate a double bed and additional furniture, while the third is a larger than average single bedroom and also benefits from a built-in wardrobe. The accommodation is completed by a three-piece suite family bathroom, however there is also a separate storage cupboard with space and electrics for a tumble dryer if needed, and the loft is accessed by a pull-down ladder and is boarded for additional storage.

Externally there is a off-road parking at the front for two cars plus an integral single garage. To the rear of the property there is a large two-tier garden with laid to lawn main area plus a part tiled and part decked patio seating area, with gated access at the side to the front.

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Ground Floor

Lounge 9'2" x 15'5" (2.8 x 4.7)

Kitchen/Diner 21'7" x 7'10" (6.6 x 2.4)

Integral Garage 8'6" x 16'0" (2.6 x 4.9)

First Floor

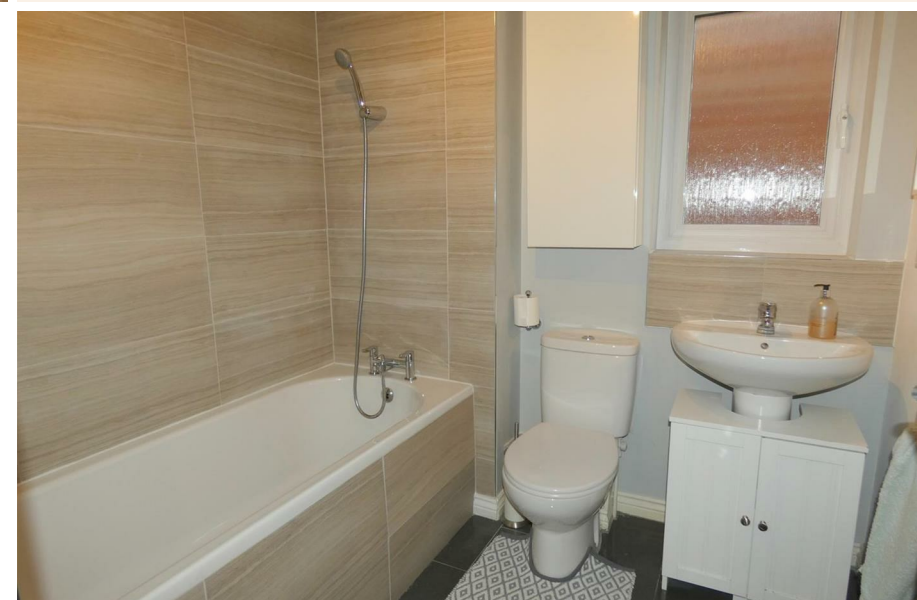
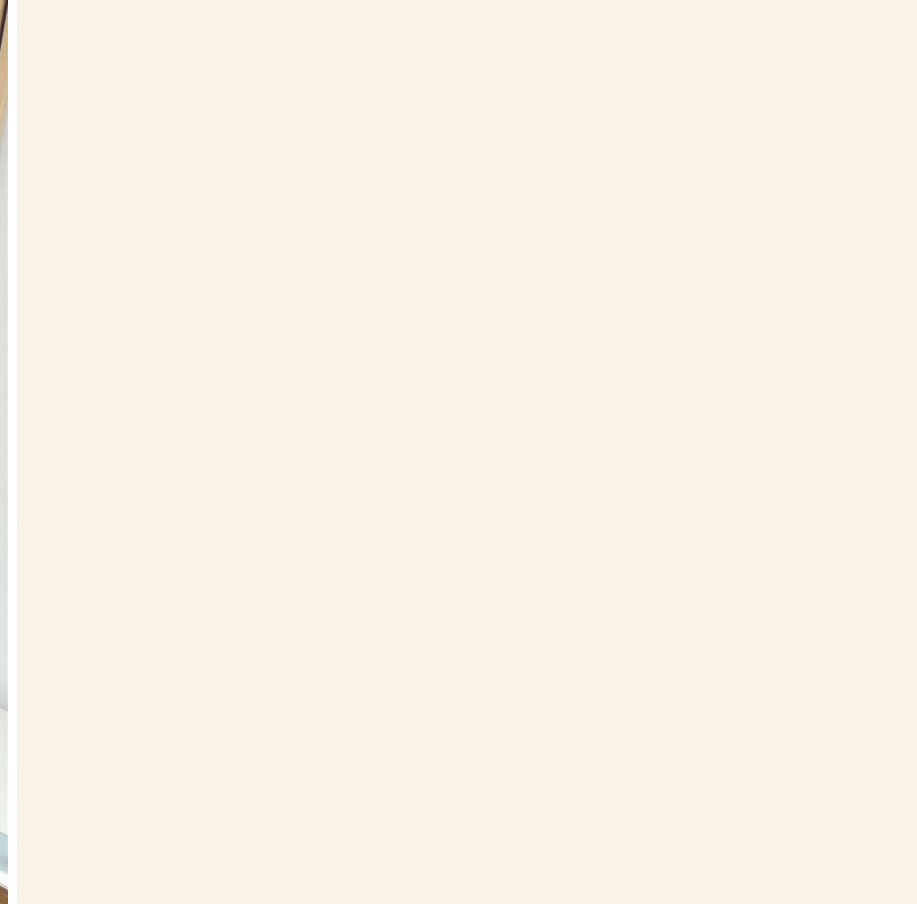
Bedroom One 15'1" x 9'10" (4.6 x 3)

Ensuite 6'6" x 6'10" (2 x 2.1)

Bedroom Two 8'10" x 11'5" (2.7 x 3.5)

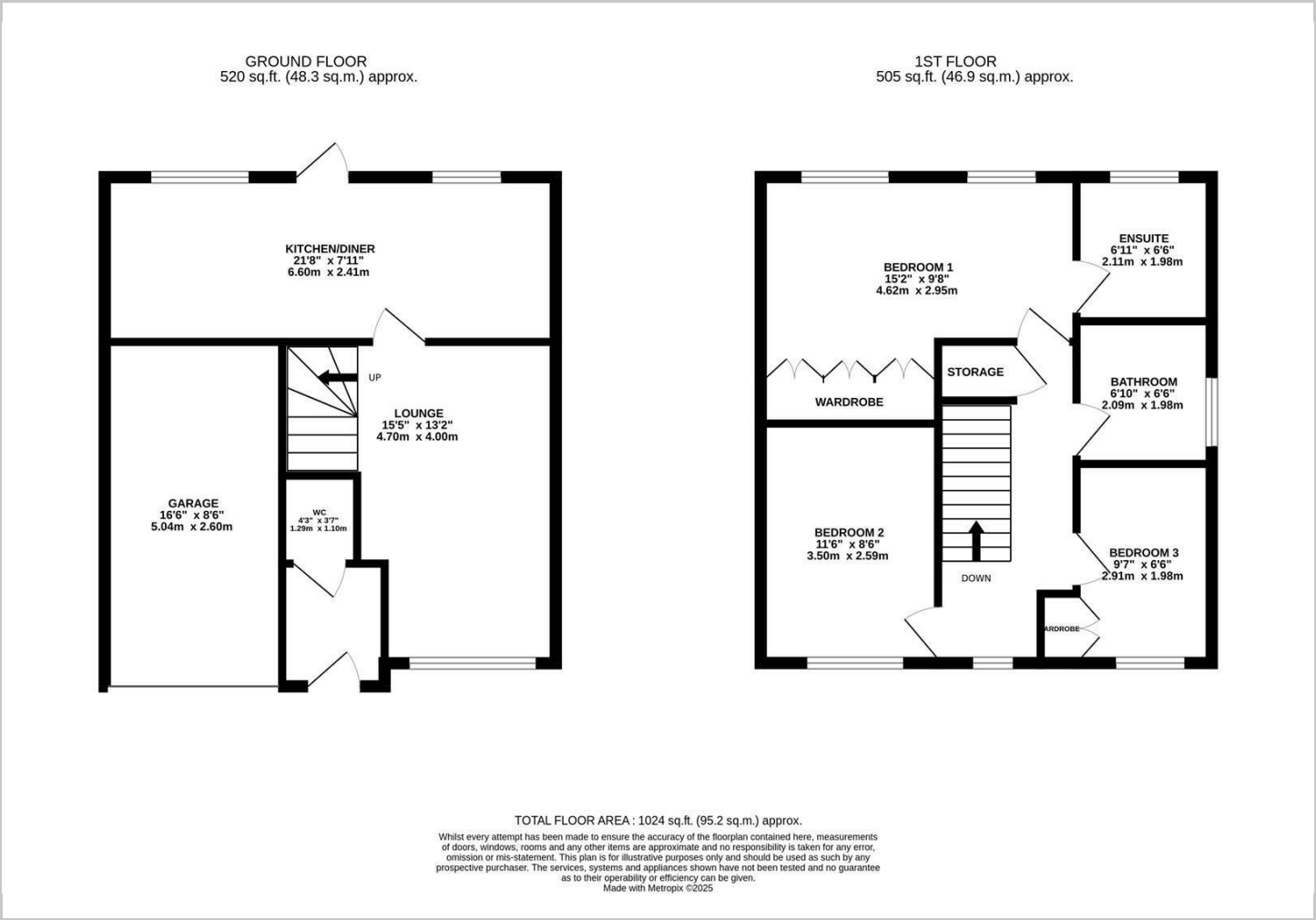
Bedroom Three 6'6" x 9'6" (2 x 2.9)

Bathroom 6'6" x 6'10" (2 x 2.1)





Floor Plans

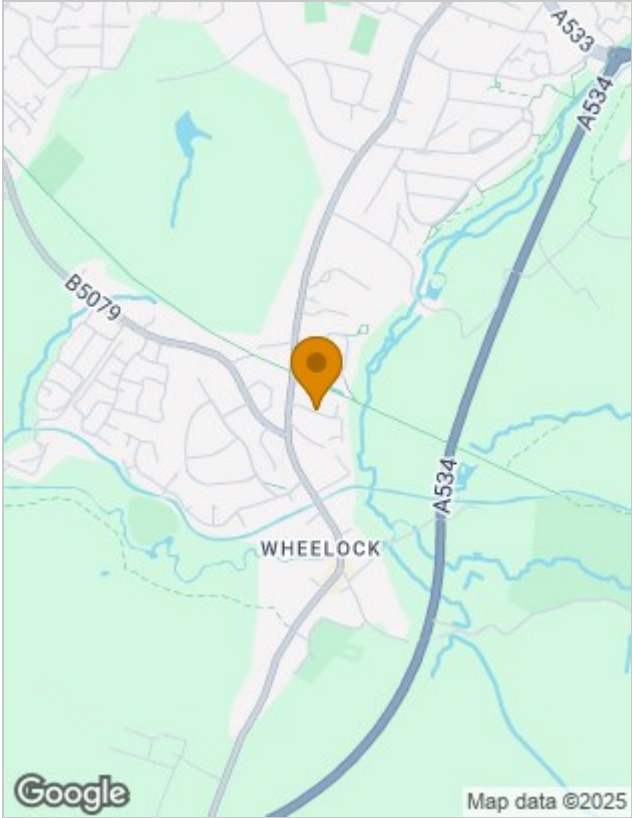


Viewing

Please contact our Sandbach Office on 01270 353753 if you wish to arrange a viewing appointment for this property or require further information.

The particulars are set out as a general outline only for the guidance of intended purchasers or lessees, and do not constitute, any part of a contract. Nothing in these particulars shall be deemed to be a statement that the property is in good structural condition or otherwise nor that any of the services, appliances, equipment or facilities are in good working order. Purchasers should satisfy themselves of this prior to purchasing.

Location Map



Energy Performance Graph

