



11 FIELDERS CLOSE, WINNINGTON, CW8 4FX

£315,000



Vincent James Estate Agents are excited to showcase this stunning three-bedroom detached home in the highly desirable Winnington area. Built by Anwyl Homes to their elegant Bunbury design, The ground floor features a modern lounge and kitchen diner, perfect for entertaining, along with a convenient downstairs WC. Upstairs, you'll find three well-proportioned bedrooms, including a master with ensuite, and a contemporary family bathroom. Outside, the property benefits from a driveway with space for two / three cars and a spacious rear garden, ideal for relaxing or hosting gatherings. Call us now to arrange your viewing! ***FREEHOLD***

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Hallway

Accessed via front entrance door. Laminate Flooring. Doors to WC, Lounge & Kitchen Diner.



WC

Low level WC & Wash Hand Basin. Laminate Flooring. Radiator. Double Glazed window to the front elevation.



Lounge

Double glazed window to the front elevation. Radiator. Laminate Flooring.



Kitchen Diner

Range of wall, drawer and base units with worksurfaces

above. Inset sink. Integrated Dishwasher, Fridge Freezer and Washer Dryer. Inset high level oven, four ring gas hob and extractor fan. Radiator. Double glazed French doors to the rear elevation. Double Glazed window to the rear elevation. Laminate Flooring.



Landing

Double glazed window to the side elevation. Loft access. Radiator.



Master Bedroom

Double glazed window to the front elevation. Radiator. Fitted wardrobes. Door to Ensuite.



Ensuite

Low level WC, wash hand basin and shower cubicle. Part tiled walls. Tiled Floor. Double glazed window to the side elevation.



Bedroom Two

Double glazed window to the rear elevation. Radiator.



Bedroom Three

Double glazed window to the rear elevation. Radiator. Laminate Flooring.



Bathroom

Low level WC, wash hand basin and panelled bath with shower above. Part tiled walls. Tiled floor. Double glazed window to the front elevation.



Externally - Front

Off road parking for 2/3 cars. Lawned garden.



Externally - Rear

Paved patio leading to lawned garden. Access gate.



Extra Information

Anti Money Laundering

All perspective buyers please note that once an offer is accepted on one of our properties this is subject to a chargeable Anti Money Laundering check – please contact a member of the team for more information and charges applicable.

Financial Qualification

Please note all offers made by a potential purchaser will be subject to qualification by our team of financial advisors.



11 Fielders Close, Winnington

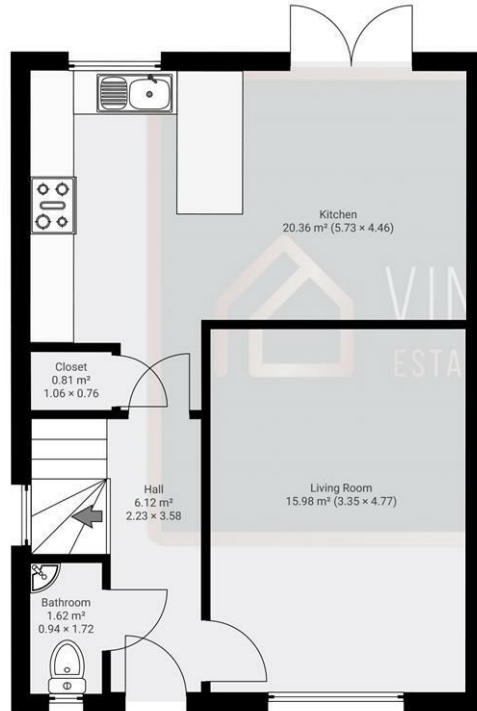
DETAILS
Total area: 89.90 m²
Living area: 89.90 m²
Floors: 2
Rooms: 13

THIS FLOORPLAN IS PROVIDED WITHOUT WARRANTY OF ANY KIND. VINCENT JAMES ESTATE AGENCY DISCLAIMS ANY WARRANTY INCLUDING, WITHOUT LIMITATION, SATISFACTORY QUALITY OR ACCURACY OF DIMENSIONS.

0.0 0.5 1.0 1.5 2.0 2.5m
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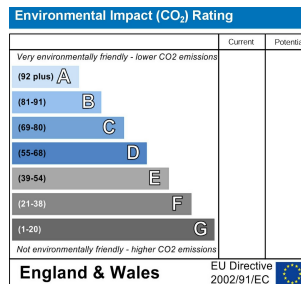
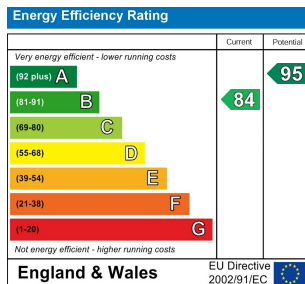
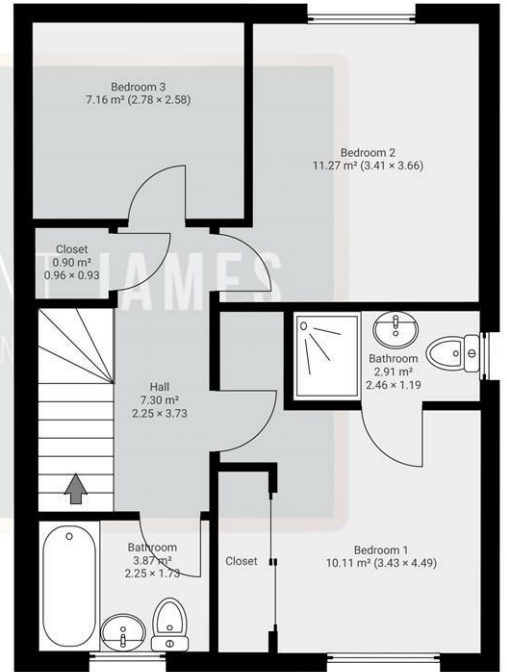
▼ Ground Floor

TOTAL AREA: 44.85 m² • LIVING AREA: 44.85 m² • ROOMS: 5



▼ 1st Floor

TOTAL AREA: 45.05 m² • LIVING AREA: 45.05 m² • ROOMS: 8



THESE PARTICULARS, WHILST BELIEVED TO BE ACCURATE ARE SET OUT AS A GENERAL OUTLINE ONLY FOR GUIDANCE AND DO NOT CONSTITUTE ANY PART OF AN OFFER OR CONTRACT. INTENDING PURCHASERS SHOULD NOT RELY ON THEM AS STATEMENTS OF REPRESENTATION OF FACT, BUT MUST SATISFY THEMSELVES BY INSPECTION OR OTHERWISE AS TO THEIR ACCURACY. NO PERSON IN THIS FIRMS EMPLOYMENT HAS THE AUTHORITY TO MAKE OR GIVE ANY REPRESENTATION OR WARRANTY IN RESPECT OF THE PROPERTY.

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