



61 Brooklyn Street

, Crewe, CW2 7JE

£1,250 Per month



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Summary

Welcome to this beautifully presented four-bedroom terraced home, superbly located in the heart of Crewe, Cheshire. Thoughtfully finished and maintained in excellent condition throughout, this appealing residence offers an abundance of flexible space, perfect for families, sharers, or professionals seeking style and practicality.

Step through the front door into the attractive tiled entrance hallway, a true introduction to the tasteful interiors waiting beyond. The ground floor boasts an elegant living room that welcomes cosy evenings and relaxed gatherings. Discover a versatile room which can serve seamlessly as either a third bedroom or a second reception, tailored to your needs. The heart of the home is the well-equipped kitchen, featuring integrated appliances including a fridge freezer, dishwasher, and washing machine, a modern chef's delight. Adjacent to the kitchen, a pristine downstairs bathroom completes the ground floor.

Ascending to the first floor, you'll find three generous double bedrooms decorated to maximise light and comfort, accompanied by a sleek family bathroom. Both bathrooms benefit from high quality three-piece suites with desirable walk-in showers, showcasing contemporary taste and functionality.

Formerly a licensed HMO, this property offers flexible leasing with the option of furnished or unfurnished accommodation on a long-term basis. Well-behaved pets are welcomed, creating a truly adaptable environment for tenants. Outside, enjoy the convenience of on-road parking and a low-maintenance rear yard, ideal for outdoor relaxation with minimal upkeep.

The location could hardly be better. Nestled amidst Cheshire's stunning countryside and within close proximity to the vibrant market towns of Wales and the enchanting landscapes of the Peak District, this Crewe address is ideal for those wishing for the tranquillity of rural scenery whilst benefitting from unrivalled connectivity. Both Liverpool and Manchester are less than an hour's journey, thanks to a fantastic network of road and rail links, perfect for commuters and city explorers alike.

Crewe itself is a town in the midst of transformation, offering exceptional value for residents and investors. Brimming with a proud engineering legacy, it still hosts the headquarters of Bentley Motors and the prestigious Bombardier railway company. Notable historical landmarks, such as Christ Church tower and the elegant Lyceum Theatre, paint a vibrant image of Crewe's past and present.

Locals enjoy shopping at the Grand Junction Retail Park, renowned for its excellent variety of shops and supermarkets, and exploring the impressive mix of restaurants that pepper the town. Education needs are

fully catered for, with highly regarded primary and secondary schools, including Sir William Stanier Community School and St Thomas More Catholic High School, while South Cheshire College and Manchester Metropolitan University broaden local academic horizons.

Active lifestyles are encouraged at the nearby Cumberland Arena and at Total Fitness gym, which boasts facilities to suit every sporting enthusiasm. Indulge in relaxation or fitness at renowned health clubs, or retreat to local luxury hotels with spa amenities, such as magnificent Crewe Hall and Alvaston Hall.

From superb interiors to vibrant local amenities, this move-in-ready house offers everything for modern living.

Crewe

Welcome to Crewe, a charming town nestled in the heart of Cheshire that offers a delightful blend of countryside serenity and easy access to influential cities. This delightful property is ideally situated, allowing you to immerse yourself in Britain's finest countryside with the wonders of Wales and the Peak District just a stone's throw away.

But that's not all! With Liverpool and Manchester less than an hour away, the bustling city life can also be easily within your reach. Excellent road and public transport connections make it a breeze to explore these vibrant destinations whenever you fancy a change of pace.

Crewe itself is undergoing extensive redevelopment while still offering exceptional value for money in the property market. This makes it an ideal location for buy-to-let investors seeking a promising opportunity. Steeped in history, Crewe owes its birth to engineering and the mighty railways. Even today, it serves as a busy engineering center, home to renowned railway engineering company Bombardier and Bentley's prestigious Pym's Lane factory.

The town's rich rail connections make it a commuter's dream, as the West Coast Main Line provides seamless access to the entire North West region. Its fascinating heritage includes notable buildings such as Christ Church tower, which has been a prominent landmark since 1874, and the beautifully restored Edwardian gem, the Lyceum Theatre.

You won't have to venture far for retail therapy, as the Grand Junction Retail Park boasts an impressive array of shops and supermarkets, satisfying even the most discerning shopper. The culinary landscape is also thriving, offering countless restaurants to cater to all tastes and preferences.

Education is well-catered for in Crewe, with a selection of wonderful primary schools and eight secondary schools. Specialized education can

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be found at Sir William Stanier Community School and the esteemed St Thomas More Catholic High School, while South Cheshire College has earned its exceptional reputation in the field. And for those seeking higher education, the Cheshire Faculty of Manchester Metropolitan University awaits you in Crewe's University Quadrant, following its recent £70 million redevelopment.

When it comes to staying active, the choices are abundant. The Cumberland Arena at Thomas Street grants access to sport facilities like an athletics track, grass football pitches, and astroturf pitches. Dive into two swimming pools, indulge in a diverse range of group exercise classes, and sculpt your physique on two floors of high-spec gym equipment at Total Fitness on Macon Way. With options aplenty, keeping fit has never been easier. Seeking relaxation? Both Bannatyne's and Simply Gym provide further options for your fitness journey, while luxury hotels such as Crewe Hall and Alvaston Hall invite you to unwind and enjoy their extensive spa facilities.

Lettings

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. Intending Purchasers and Tenants should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy.

Ground Floor

Entrance Hallway

3'2" x 16'11" (0.97 x 5.18)

Living Room

12'1" x 14'1" (3.69 x 4.30)

Kitchen

11'2" x 8'8" (3.41 x 2.66)

Bedroom Three

11'2" x 15'10" (3.41 x 4.84)

Bathroom

8'10" x 3'5" (2.70 x 1.06)

Storage

2'6" x 6'3" (0.78 x 1.93)

First Floor

Landing

5'1" x 18'0" (1.56 x 5.49)

Bedroom One

14'0" x 13'3" (4.29 x 4.06)

Bedroom Two

14'2" x 9'8" (4.33 x 2.95)

Bedroom Four

8'11" x 9'9" (2.73 x 2.99)

Bathroom

6'0" x 5'9" (1.83 x 1.76)

Externally

Rear Yard

Energy Performance Certificate

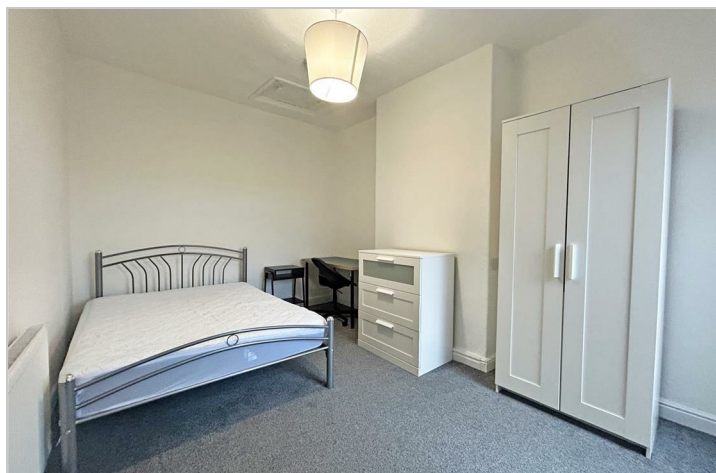
Current rating C

Viewing

Viewings are by appointment only and can be arranged by calling New Adventure Homes,

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Road Map



Hybrid Map



Terrain Map



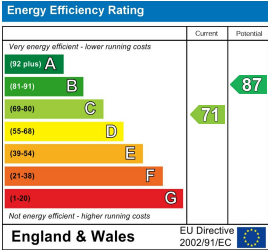
Floor Plan



Viewing

Please contact our New Adventure Homes Lettings Office on 07778 908724 if you wish to arrange a viewing appointment for this property or require further information.

Energy Efficiency Graph



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