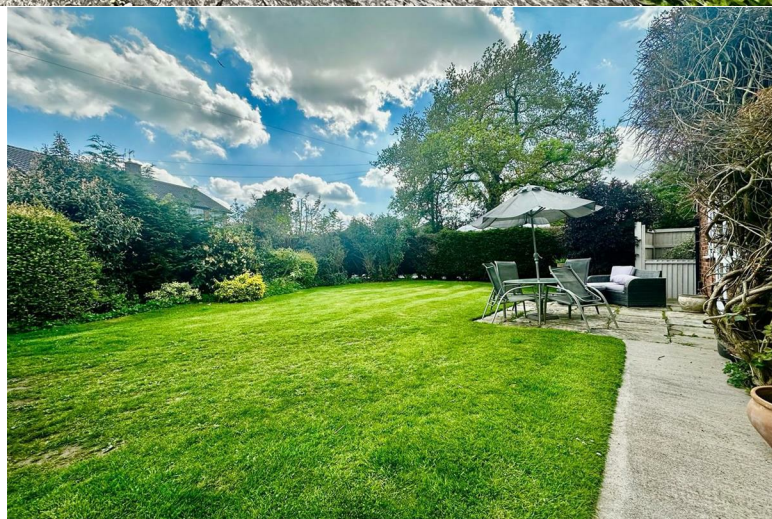




Wright Marshall
Estate Agents

7 School Close Knutsford WA16 0BJ



£725,000

1 Princess Street, Knutsford, Cheshire, WA16 6BY
T. 01565 621624
Knutsford@wrightmarshall.co.uk /
Cheshirelettings@wrightmarshall.co.uk



FOUR BEDROOMS, TWO BATHROOMS, CUL DE SAC LOCATION, CORNER PLOT, SHORT WALK FROM TOWN CENTRE, QUIET LITTLE-KNOWN ROAD.

Ideally located for Knutsford Academy and a short walk from Knutsford town centre this well presented family home has been well maintained by the current owner culminating in a wonderful family home.

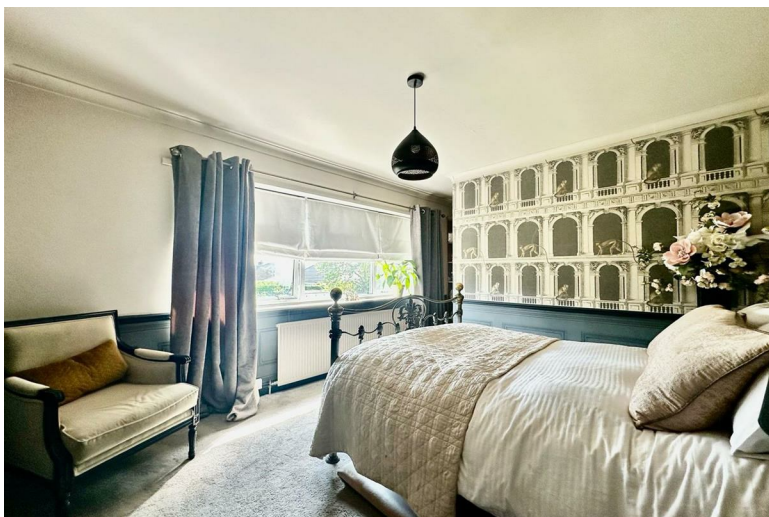
Arranged over two floors there is a covered storm porch opening into a traditional entrance hallway, from there is a spacious kitchen/ dining room with a range of integrated appliances and dedicated seating area, the utility room is also located from here.

Further to this is the main family lounge with French doors into the garden and separate dining room. There is also a guest bedroom on the ground floor with its own ensuite shower room which would be ideal for a dependant relative, Airbnb or someone with mobility issues.

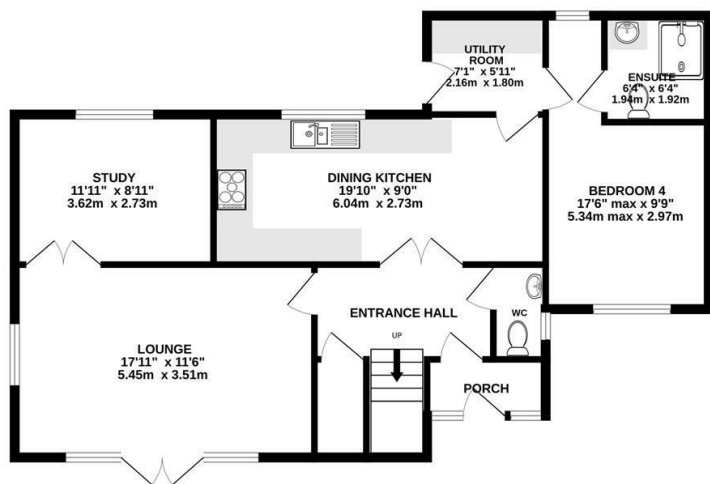
To the first floor are three well-proportioned double bedrooms and a three-piece bathroom.

Externally the property occupies a corner plot within a quite little known cul de sac. There are gardens to three sides with the majority being to the front. To the rear has a private patio and secure lawn and to the front is a good-sized lawn surrounded by mature trees, again adding privacy.

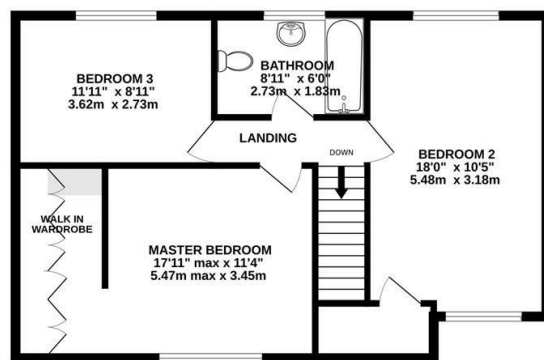




GROUND FLOOR
872 sq.ft. (81.0 sq.m.) approx.



1ST FLOOR
649 sq.ft. (60.3 sq.m.) approx.



TOTAL FLOOR AREA : 1521 sq.ft. (141.3 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items 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 appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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