



1 BARONY BUILDINGS | NANTWICH | CHESHIRE | CW5 5QQ | OIRO £210,000



NO CHAIN - NEWLY RENOVATED TOWN CENTRE RESIDENCE

Nestled in the charming town of Nantwich, Cheshire, this beautifully renovated terraced house on Barony Buildings offers a delightful blend of modern living and convenience. With two well-proportioned bedrooms, this property is perfect for small families, couples, or individuals seeking a comfortable home. The interior has been superbly updated, allowing for an abundance of natural light to fill the space, creating a warm and inviting atmosphere. The layout is thoughtfully designed, ensuring that every corner of the home is both functional and aesthetically pleasing.

The accommodation briefly comprises; Living Dining Room, Breakfast Kitchen, First Floor Landing, Bedroom One, Bedroom Two & Bathroom.

An outstanding feature is the off-road parking to the rear & a charming enclosed paved courtyard.

Ready to move into to start creating memories - whether you are a first-time buyer or looking to downsize, this terraced house in Nantwich is a wonderful opportunity not to be missed.

UPVC D.G. & Gas C.H.

NO CHAIN

AN APPOINTMENT TO VIEW IS HIGHLY RECOMMENDED





DIRECTIONS

From the agents office continue along Hospital Street & continue ahead at the mini roundabout. At the 'Churches Mansion' roundabout take the first exit & at the next roundabout proceed onto Barony Road & turn left just after the turn for James Hall Street. The property will be observed on the right hand side.

NANTWICH TOWN

Nantwich is a charming market town set beside the River Weaver with a rich history, a wide range of speciality shops & 4 supermarkets. In Cheshire, Nantwich is second only to Chester in its wealth of historic buildings.

The High Street has many of the town's finest buildings, including the Queen's Aid House and The Crown Hotel built in 1585. Four major motorways which cross Cheshire ensure fast access to the key commercial centres of Britain and are linked to Nantwich by the A500 Link Road. Manchester Airport, one of Europe's busiest and fastest developing, is within a 45 minute drive of Nantwich. Frequent trains from Crewe railway station link Cheshire to London-Euston in only 1hr 30mins.

Manchester and Liverpool offer alternative big city entertainment. Internationally famous football teams, theatres and concert halls are just some of the many attractions.





THE ACCOMMODATION:-
With approximate dimensions, comprises;

LIVING DINING ROOM



FITTED KITCHEN





FIRST FLOOR LANDING

BATHROOM



BEDROOM ONE

BEDROOM TWO





EXTERIOR

Standing in a wonderful & highly convenient location within walking distance of the town centre, Barony Park & Sainsburys, the delightful property features an easy to maintain exterior.

There is a stoned frontage with pathway leading to the front entrance & specimen planting.

The rear provides excellent vehicular access with off road parking to the stoned driveway. Timber fencing & gate which opens to the charming paved courtyard – an ideal spot to relax & entertain.

There is also feature external lighting.

EPC RATING: TBC

COUNCIL TAX BAND: A

SERVICES

All mains gas, water, electricity & drainage services are connected or available locally (subject to statutory undertakers costs & conditions). Gas central heating. NOTE: No tests have been made of electrical, water, drainage and heating systems and associated appliances, nor confirmation obtained from the statutory bodies of the presence of these services.

TENURE

Presumed Freehold with vacant possession upon completion (Subject to Contract).

VIEWING

Strictly by appointment with the Agents Wright Marshall Nantwich Office. Tel: 01270 625410

E-mail: nantwichsales1@wrightmarshall.co.uk. Opening Hours: Mon-Fri 9.00-5.30pm, Sat 9.00-4.00pm.

SALES PARTICULARS & PLANS

The sale particulars and plan/s have been prepared for the convenience of prospective purchasers and, whilst every care has been taken in their preparation, their accuracy is not guaranteed nor, in any circumstances, will they give grounds for an action in law.

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ALL MEASUREMENTS

All measurements are approximate and are converted from the metric for the convenience of prospective purchasers. The opinions expressed are those of the selling agents at the time of marketing and any matters of fact material to your buying decision should be separately verified prior to an exchange of contracts.

MARKET APPRAISAL

"Thinking of Selling"? Wright Marshall have the experience and local knowledge to offer you a free marketing appraisal of your own property without obligation. Budgeting your move is probably the first step in the moving process. It is worth remembering that we may already have a purchaser waiting to buy your home.



FINANCIAL ADVICE

We can help you fund your new purchase with mortgage advice!

** Contact one of our sales team today on 01270 625410, pop in to chat further at our friendly Nantwich Office at 56 High Street, Nantwich, Cheshire, CW5 5BB or email us if this is more convenient initially on; nantwichsales1@wrightmarshall.co.uk, so we can discuss your requirements further **

For whole of market mortgage advice with access to numerous deals and exclusive rates not available on the high street, please ask a member of the Wright Marshall, Nantwich team for more information. Your home may be repossessed if you do not keep up repayments on your mortgage.





FLOOR PLANS PENDING

Wright Marshall
Estate Agents

Tel : 01270 625410

Wright Marshall

56 High Street, Nantwich, Cheshire, CW5 5BB nantwich@wrightmarshall.co.uk

wrightmarshall.co.uk