



Ross Drive, Great Sutton Ellesmere Port CH66 4XE

welcome to

Ross Drive, Great Sutton Ellesmere Port

Jones & Chapman are pleased to welcome to the market, this three bedroom semi- detached house, situated in the popular residential area of Great Sutton. Call our office today to arrange your viewing!



Entrance Hall

Entrance hall with laminate flooring, double panel radiator, cupboard housing the electric meter and consumer.

Lounge

11' 5" x 16' 9" (3.48m x 5.11m)

Tastefully decorated lounge with UPVC double glazed French doors to the rear, laminate flooring, gas fire with a marble hearth and surround and double panel radiator.

Kitchen

11' 8" x 11' 5" (3.56m x 3.48m)

Range of wall, base and drawers units , Worcester boiler installed in 2024, UPVC double glazed window to the front elevation with fitted blinds, stainless steel one and half sink, laminate flooring, space for appliances, double panel radiator and breakfast bar, door leading to the integral garage.

First Floor Landing

Tastefully decorated with grey carpet, loft hatch which is part boarded and insulated, and an airing cupboard.

Bedroom One

11' 2" x 8' 6" (3.40m x 2.59m)

UPVC double glazed window to the rear elevation with fitted blinds, grey carpet, neutral decor and a single panel radiator.

Bedroom Two

9' 9" x 11' 9" (2.97m x 3.58m)

UPVC double glazed window to the front elevation with fitted blinds, fitted wardrobes, a single panel radiator and laminate floor.

Bedroom Three

7' 8" x 6' 7" (2.34m x 2.01m)

UPVC double glazed window to rear, a single panel radiator and laminate flooring.

Shower Room

5' 5" x 5' 5" (1.65m x 1.65m)

Two piece shower suite consisting of a large shower cubicle, pedestal wash hand basin, chrome ladder style radiator, fully tiled walls, tiled flooring, splash wall to the ceiling and a UPVC double glazed window to the front.

Toilet

2' 3" x 6' (0.69m x 1.83m)

Low level WC, UPVC double glazed window to the side elevation with blinds and vinyl flooring.

Front Garden

The front offers off road parking and access to the garage.

Rear Garden

Mainly laid to lawn with a flagged patio area under a covered pergola, wooden shed, outdoor tap and fully fenced.

Garage

7' 5" x 24' (2.26m x 7.32m)

Integral garage from the kitchen, up and over door, UPVC double glazed door and window to the rear and a pitched roof.



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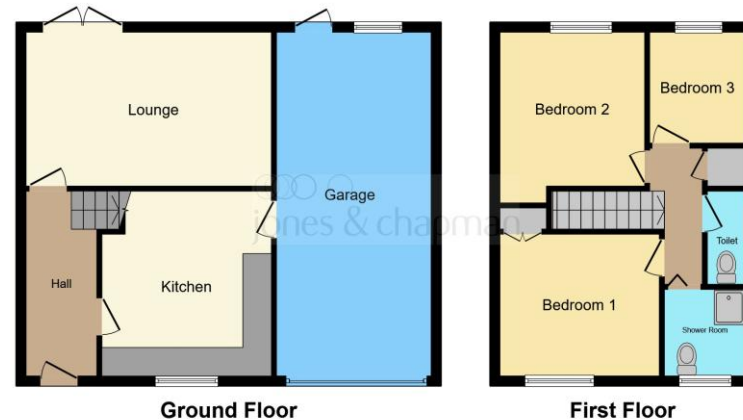
welcome to

Ross Drive, Great Sutton Ellesmere Port

- Three Bedroom Semi Detached Family Home
- Lounge, Kitchen & Shower Room
- Large Integral Garage & Off Road Parking
- Well Maintained Home
- Close To Local Amenities

Tenure: Freehold EPC Rating: C
Council Tax Band: B

£220,000



This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.focalagent.com



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Property Ref:
LSU108592 - 0005

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