



**Anvil Close, Elton CH2 4LA**

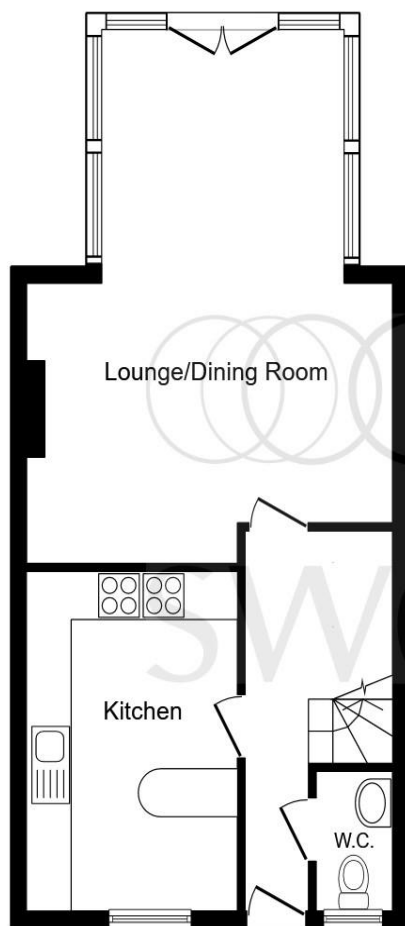


***Welcome to***

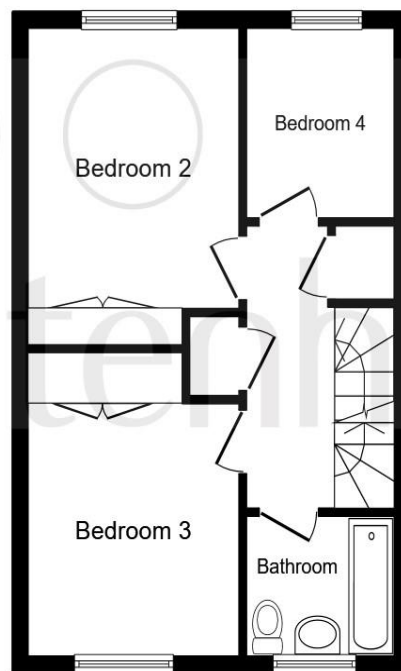
**Anvil Close, Elton**

Swetenhams is delighted to offer this superbly appointed four bedroom family-sized home. The property has been extended to the ground floor rear. Presentation is of the highest order and detailed viewing will be essential for the scope and style of this home to be fully assessed.

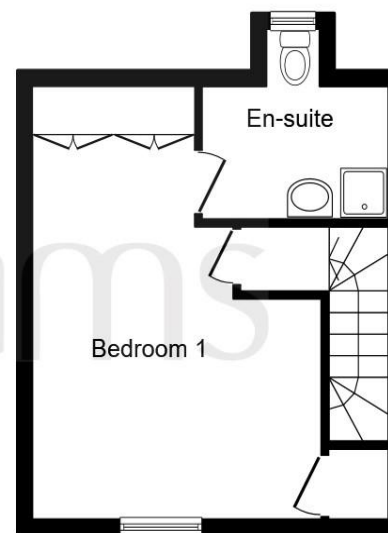




**Ground Floor**



**First Floor**



**Second Floor**

## Entrance

## Ground Floor Cloaks/W.C.

## Kitchen

14' x 9' 3" ( 4.27m x 2.82m )

## Lounge

16' x 11' 6" ( 4.88m x 3.51m )

## Glazed Dining Area

11' x 8' 10" ( 3.35m x 2.69m )

## On The First Floor

## First Floor Bedroom 2

11' 2" x 9' 4" ( 3.40m x 2.84m )

## First Floor Bedroom 3

10' 6" x 9' 4" ( 3.20m x 2.84m )

## First Floor Bedroom 4

7' 9" x 6' 6" ( 2.36m x 1.98m )

## Main House Bathroom

## On The Second Floor

## Second Floor Master Bedroom

12' 8" To recess and reduced headroom x 15' 3" to dormer recess ( 3.86m To recess and reduced headroom x 4.65m to dormer recess )

## Ensuite Shower Room

## Outside

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](http://www.focalagent.com)

## Welcome to Anvil Close, Elton

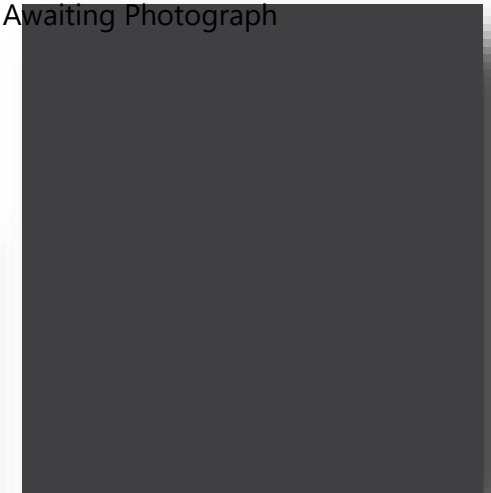
- End Row House
- Three Storey Layout
- Four Bedroom Accommodation
- Extended to rear
- Sizeable reception space

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

# £250,000



Awaiting Photograph



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Property Ref:  
FRM109289 - 0002

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Please note the marker reflects the  
postcode not the actual property