



11 Cranebrook Close

CW1 3YW

£270,000



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STEPHENSON BROWNE

This well presented detached family home enjoys prime position within a lovely select cul-de-sac of similar style homes, the property enjoy the benefit of gardens to both the front and rear whilst having ample off road parking and a garage. The property will certainly impress upon inspection and has double glazing, gas central heating and will provide a lovely home set close to highly regarded schools, local shops for day to day needs and many of the towns major employers such as Bentley Motors and Leighton Hospital. The property has been well designed to create lovely spacious accommodation to include a large through lounge diner, fitted kitchen separate utility and cloakroom off. On the first floor there are four bedrooms all with built in storage and the master has an en-suite facility. The accommodation is completed by the family bathroom. Externally the property stands within a good size plot with ample off road parking. To the rear the garden is enclosed and features a decked and flagged patio area and a lawn all providing a wonderful outdoor space for entertaining or just for relaxing and enjoying the sunshine during the summer months.

Entrance Hall

Double glazed entrance door with matching glass side panel. Stairs leading to the first floor. Radiator.

Living Room

14'2" x 12'2" maximum (4.34m x 3.71m maximum)

Double glazed bow window to the front. Radiator. Open plan to the dining area.

Dining Area

9'6" x 7'8" (2.90m x 2.36m)

Double glazed French doors opening onto the garden. Radiator. Access through to the kitchen.

Kitchen

8'11" x 7'8" (2.74m x 2.36m)

Double glazed window. Range of fitted units comprising a single drainer sink unit with work surfaces adjacent. Base unit with cupboards and drawers. Wall cabinets over. Gas cooker point. Space for a fridge. Complementary tiling.

Utility Room

8'7" x 5'8" (2.64m x 1.75m)

Double glazed door and window. Radiator. Work surfaces with plumbing for a washing machine. Space for a dryer. Wall mounted cabinets. Complementary tiling. Access to the cloakroom.

Cloakroom

Modesty double glazed window. Low level W.C. Wash hand basin. Complementary tiling.

Landing

Landing with access to loft space. Built in store/airing cupboard.





Bedroom One

12'2" x 12'0" (3.73m x 3.68m)

Double glazed window. Radiator. Built in double wardrobe.

Ensuite Shower Room

Modesty double glazed window. Full suite comprising a tiled shower cubicle with wall mounted shower as fitted. Pedestal wash hand basin. Low level W.C. Heated towel rail.



Bedroom Two

13'5" x 8'5" (4.09m x 2.57m)

Double glazed window. Radiator. Built in wardrobe with sliding doors.

Bedroom Three

9'10" x 8'11" (3.02m x 2.74m)

Double glazed window. Radiator. Built in wardrobe/storage cupboard.

Bedroom Four

8'7" x 6'9" (2.62m x 2.08m)

Double glazed window. Radiator. Built in wardrobe with sliding doors.



Bathroom

Modesty double glazed window. Full suite comprising a panelled bath with shower attachment from the bath taps and folding glass screen. Pedestal wash hand basin. Low level W.C. Complementary tiling. Heated towel rail.

Externally

The property stands within lovely landscaped gardens, to the rear the garden is enclosed and features several patio areas and lawn providing a lovely area for sitting out during the summer months.

Garage

Up and over door. Power and light. Wall mounted combination boiler.

Tenure

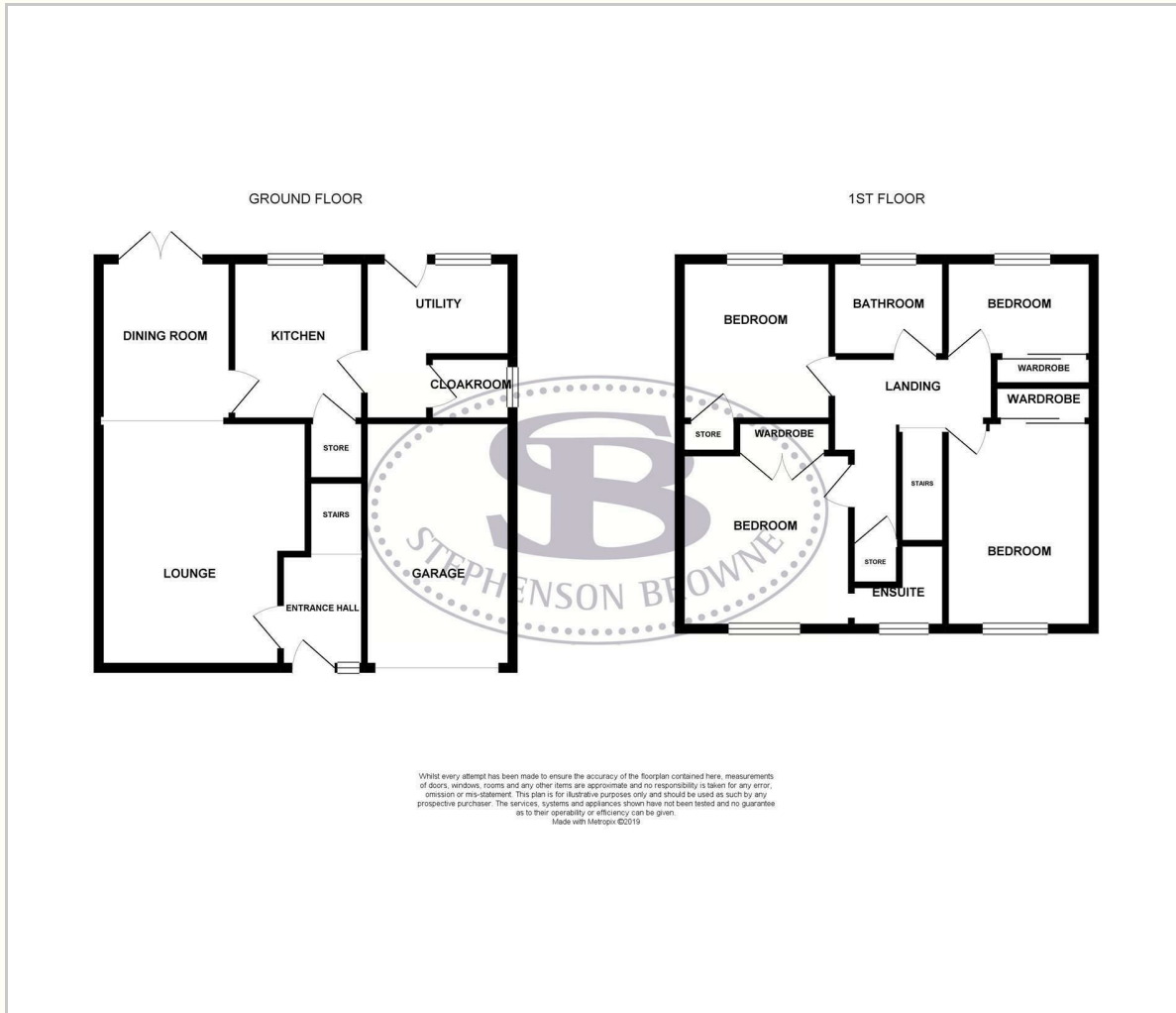
We understand from the vendor that the property is freehold. We would however recommend that your solicitor check the tenure prior to exchange of contracts.

Need to Sell?

For a FREE valuation please call or e-mail and we will be happy to assist.



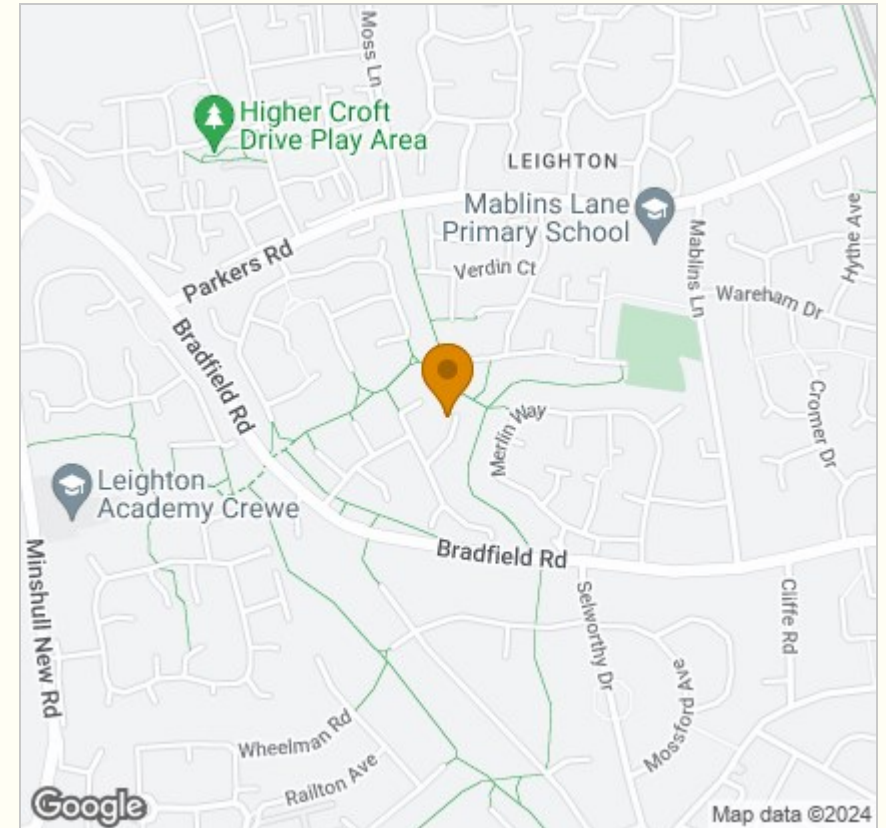
Floor Plan



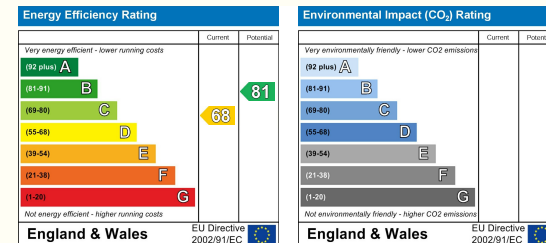
Viewing

Please contact our Crewe Sales Office on 01270 252545 if you wish to arrange a viewing appointment for this property or require further information.

Area Map



Energy Efficiency Graph



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234 Nantwich Road, Crewe, Cheshire, CW2 6BP

T: 01270 252545 E: crewe@stephensombrowne.co.uk | www.stephensombrowne.co.uk