



21. Huntersfield

CW2 5FB

Offers Over £395,000



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STEPHENSON BROWNE

Stephenson Browne are thrilled to present this simply outstanding detached home which offers an exceptional living experience in a highly sought after location. With five generously sized bedrooms, two of which boast en-suite facilities, this property is perfect for families seeking both space and comfort. The family bathroom is well appointed, ensuring convenience for all.

The heart of the home is undoubtedly the three reception rooms, which include a versatile study/snug, a spacious lounge that overlooks the private rear garden, and an extended kitchen diner that is ideal for entertaining or family gatherings, designed to be both functional and inviting, making it a wonderful space for culinary adventures and socialising.

Storage is plentiful throughout the property, allowing for a clutter-free environment. The private rear garden provides a tranquil retreat, perfect for enjoying sunny afternoons or hosting barbecues with friends and family. Additionally, the property offers ample off road parking for up to four vehicles, ensuring convenience for residents and guests alike.

Situated in a quiet and exclusive cul-de-sac, this home combines privacy with a sense of community. The location is ideal for those who appreciate the charm of village life while still being within easy reach of local amenities and transport links. This remarkable property is not to be missed and is sure to appeal to discerning buyers looking for a spacious and elegant family home.



Entrance Hall

Study/Snug

15'1" x 7'4"

Lounge

14'8" x 14'0"

Kitchen/Diner

22'8" x 12'9"

Bedroom Two

11'10" x 9'6"

En-Suite Bathroom

Stairs To First Floor

Bedroom One

11'6" x 10'7"

En-Suite

Bedroom Three

10'11" x 9'11"

Bedroom Four

12'9" x 9'11"

Bedroom Five

11'8" x 9'10"

Bathroom

Externally

Council Tax

Band E.

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.

Land Registry

Please be advised that we have not been able to obtain a copy of the title register with land registry - this does not conclude that the property is not registered however, we would advise you raise this point with a licensed conveyancer to avoid any potential delay with a purchase.

AML Disclosure

Agents are required by law to conduct Anti-Money Laundering checks on all those buying a property. Stephenson Browne charge £49.99 plus VAT for an AML check per purchase transaction . This is a non-refundable fee. The charges cover the cost of obtaining relevant data, any manual checks that are required, and ongoing monitoring. This fee is payable in advance prior to the issuing of a memorandum of sale on the property you are seeking to buy.

Why choose us?

At Stephenson Browne Crewe, our commitment to outstanding service and extensive local knowledge has earned us recognition as one of the UK's leading independent estate agents. In a highly competitive industry, we are proud to be named among the Top 500 Sales & Lettings Agents in the country and honoured by ESTA's as winners of Gold Awards in both Sales and Lettings.

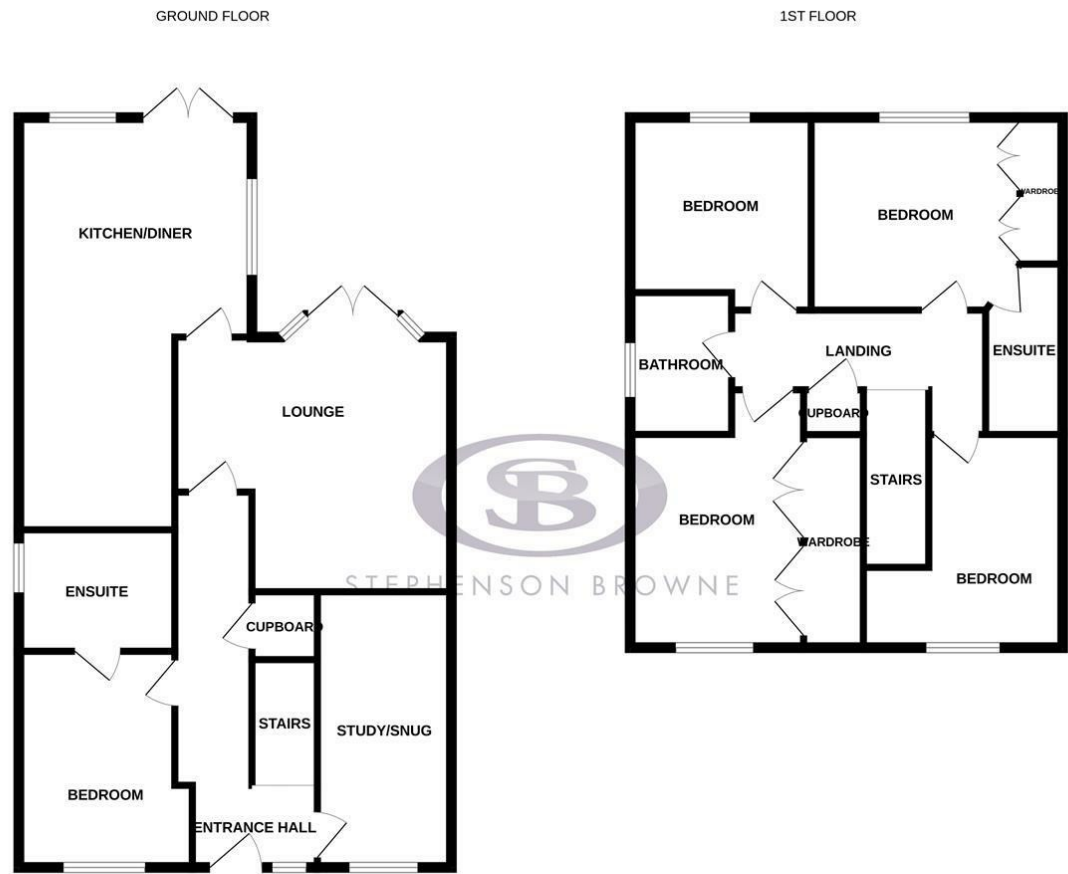
For a FREE valuation, please call or email and we will be delighted to assist.



- Outstanding Detached Property
- Three Reception Rooms
- Tucked Away In A Small Exclusive Cul-De-Sac
- Village Location
- Five Bedrooms
- Extended Kitchen Diner
- Private Rear Garden
- Ample Off Road Parking
- Freehold
- Must Be Viewed!

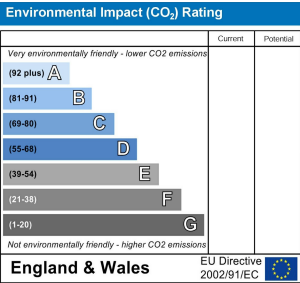
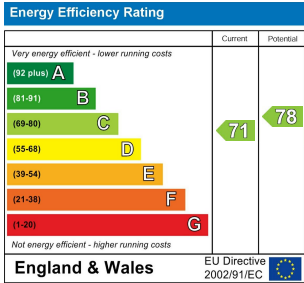


Floor Plan



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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Area Map



Viewing

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

NOTICE: Stephenson Browne for themselves and for the vendors or lessors of this property whose agents they are give note that: (1) the particulars are set out as a general guideline only for the guidance of intending purchasers or lessees. and do not constitute, nor constitute part of, an offer or contract; (2) all descriptions, dimensions, references to condition and necessary permissions for use and occupation, and other details are given in good faith and are believed to be correct but any intending purchasers or tenants should not rely on them as statements or representations of fact but must satisfy themselves by inspection or otherwise as to be the correctness of each theme; (3) no person in the employment of Stephenson Browne has any authority to make representation or warranty in relation to this property; (4) fixtures and fittings are subject to a formal list supplied by the vendors solicitor. Referring to: Move with Us Ltd Average fee: £123.64