



Harebell Drive, Congleton, CW12 4FA.
Offers in Excess of £350,000

Whittaker
& Biggs Est. 1930

Harebell Drive, Congleton, CW12 4FA.

This superbly located home is sure to tick all the right boxes, commanding a corner plot with delightful uninterrupted countryside views to the side of the home.

This well-proportioned home comprises of a welcoming entrance hallway, superb size lounge with dual aspect windows allowing all the natural light to flood through.

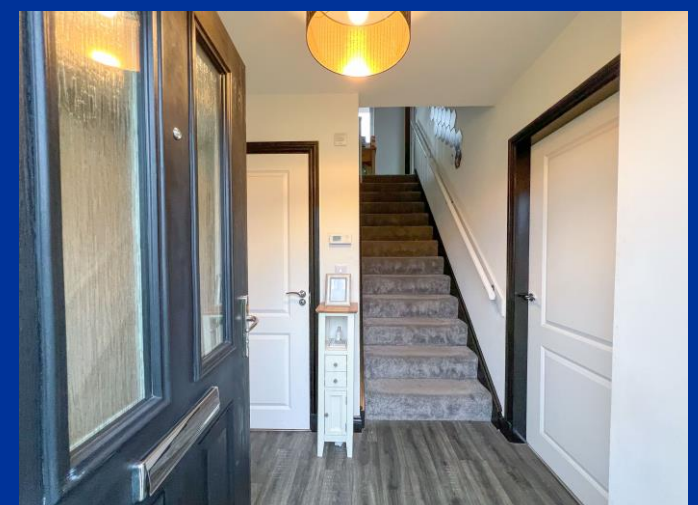
The open plan dining kitchen offers a great space for entertaining, featuring on-trend gloss units and integral appliances, there is the added benefit of a defined lounge area to sit and relax too.

For your convenience there is a separate utility room with space for washing appliances and a separate downstairs cloakroom.

To the first floor there are three bedrooms with the master bedroom equipped with an ensuite shower room, a walk-in closet with additional hanging space and storage plus a separate fitted mirrored sliding wardrobe, bedroom two is also furnished with a purpose-built wardrobe and to complete the first floor there is a modern family bathroom.

Externally the property is complemented with a separate garage and driveway, the garden is of south facing orientation, offers a low maintenance lawned garden and superb size patio area which is elevated offering a good degree of privacy and open countryside views to the side.

Situated in a well-established and sought after district of West Heath, with fantastic local amenities on your doorstep, along with the endless countryside walks.



Highly regarded schools are within a short walk, with efficient commuter links which are also well catered for with Congleton's new link road the A34 and the M6 motorway network all within close proximity.

We feel a viewing is highly recommended to fully appreciate the property and location.

Entrance Hallway

Entrance hallway having a composite front entrance door with access to the ground floor and first floor landing. Wood effect Flooring. Radiator.

Lounge 17' 6" x 10' 8" (5.34m x 3.25m)

Having 2x UPVC double glazed windows to the side and front aspect. Double radiator.

Dining Kitchen 17' 6" x 9' 9" (5.33m x 2.97m)

Having a range of white gloss wall cupboard and base units with work surfaces over with incorporating upstands, stainless steel one and a half bowl sink and drainer with chrome mixer tap over, integral AEG gas hob with stainless steel extractor hood over, AEG oven/grill and a separate combination microwave and grill. AEG Integral fridge and separate freezer, AEG dishwasher. Boiler housed in a concealed unit. UPVC double glazed window to the front and side aspect and UPVC triple glazed French doors with access to the patio area. Wood effect vinyl flooring. Double radiator.

Utility Room 7' 8" x 7' 1" (2.34m x 2.16m)

Having a composite side access door with access to the garden. Space and plumbing for washing machine & dryer with work surfaces over. Handy storage cupboard. Wood effect vinyl flooring. Radiator.

Cloakroom 6' 3" x 3' 10" (1.90m x 1.18m)

Having a two-piece suite comprising of a low-level WC with push flush, wall mounted wash hand basin with chrome mix top over. Radiator. Extractor fan. Recessed downlights. Wood effect vinyl flooring.

First Floor Landing

Having a UPVC double glazed obscure window to the rear aspect. Access to the loft. Storage cupboard housing the water tank. Radiator.

Master bedroom 10' 9" x 12' 2" (3.27m x 3.70m)

Having a UPVC double window to the side aspect. Bespoke fitted double wardrobe with sliding mirror doors. Additional storage cupboard with hanging space and shelving. Radiator. Access to the en-suite -

En-Suite 5' 1" x 7' 1" (1.54m x 2.16m)

Having a UPVC double glazed obscure window window to the front aspect. Featuring a three-piece suite comprising of a double width shower cubicle, hidden cistern with push flush, countertop basin and sat on a vanity unit with storage underneath. Recessed downlights. Extractor fan. Chrome heated towel rail. Vinyl flooring.

Walk- in Closet

Having ample storage and hanging space
Radiator.

Bedroom Two 10' 4" x 9' 7" (3.15m x 2.93m)

Having a UPVC double glazed window to the side and front aspect with views of the open fields. Bespoke fitted double wardrobe with sliding mirrored doors. Radiator.

Bedroom Three 12' 4" x 7' 5" (3.76m x 2.25m)

Having a UPVC double glazed window to the side aspect. Double Radiator.

Family Bathroom

Having a UPVC double glazed obscure window to the front aspect. Featuring a three-piece suite comprising of a panelled bath with separate rainfall showerhead over, hidden cistern with push flush, countertop basin sat on a vanity unit with storage underneath. Radiator. Recessed downlights. Extractor fan. Vinyl flooring.

Externally

Having a detached garage to the side with parking. A fully enclosed south facing lawned garden with an additional raised patio area with metal fencing- access to the property via French doors and side access door.

Note-

The property is on separate ground floor and first floor dual zone heating system - offering economical benefits to the home.

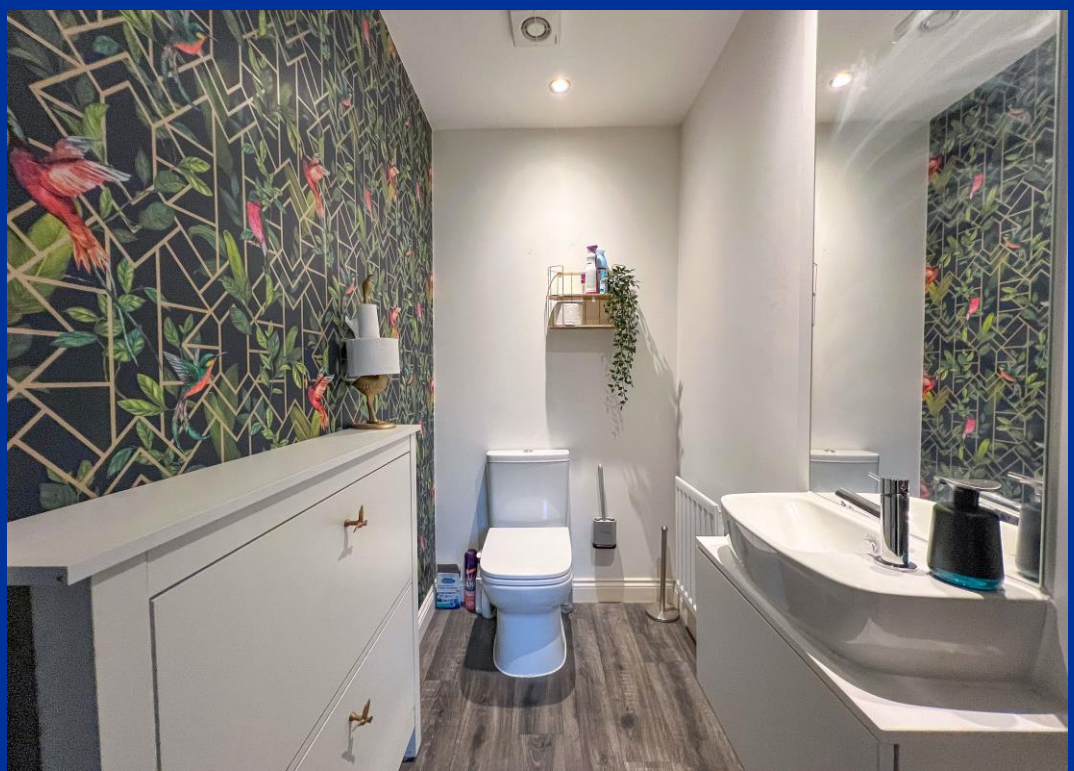
Note:

Council Tax Band: D

EPC Rating: B

Tenure: Freehold











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