



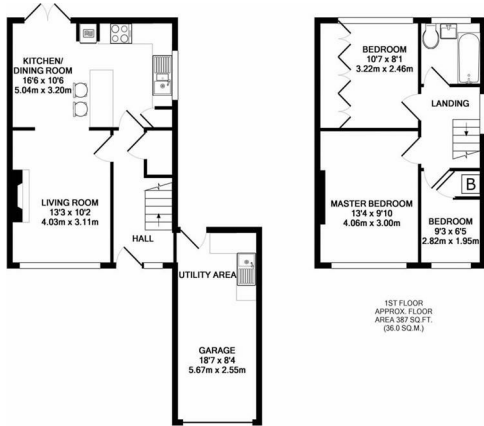
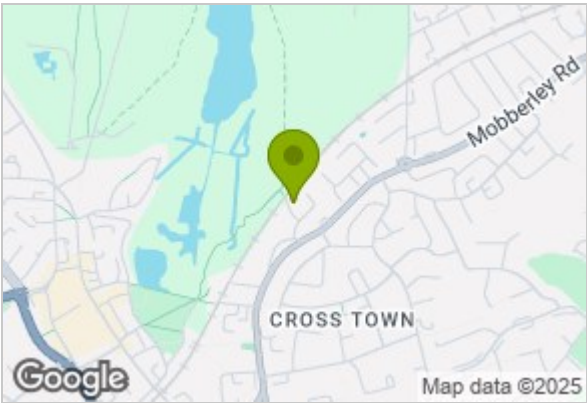
10 Mallard Close, Knutsford, WA16 8ES
£410,000



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Tucked away on the peaceful and highly desirable Mallard Close, this beautifully presented three-bedroom home offers a rare blend of quiet cul-de-sac living with outstanding convenience. Just steps from the entrance to Tatton Park and a short stroll into the vibrant heart of Knutsford, this home delivers both lifestyle and location in equal measure.

All enquiries, viewings and any other aspects of the sale are being handled exclusively by our partner agent Go Estate Agency, Longridge.



Energy Efficiency Rating			Environmental Impact (CO ₂) Rating		
	Current	Potential		Current	Potential
Very energy efficient - lower running costs			Very environmentally friendly - lower CO ₂ emissions		
(92 plus) A			(92 plus) A		
(81-91) B			(81-91) B		
(69-80) C			(69-80) C		
(55-68) D			(55-68) D		
(39-54) E			(39-54) E		
(21-38) F			(21-38) F		
(1-20) G			(1-20) G		
Not energy efficient - higher running costs			Not environmentally friendly - higher CO ₂ emissions		
England & Wales			England & Wales		
EU Directive 2002/91/EC			EU Directive 2002/91/EC		

These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firms employment has the authority to make or give any representation or warranty in respect of the property.