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23 Foxall Way, Great Sutton, CH66 2GT

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Asking Price £265,000

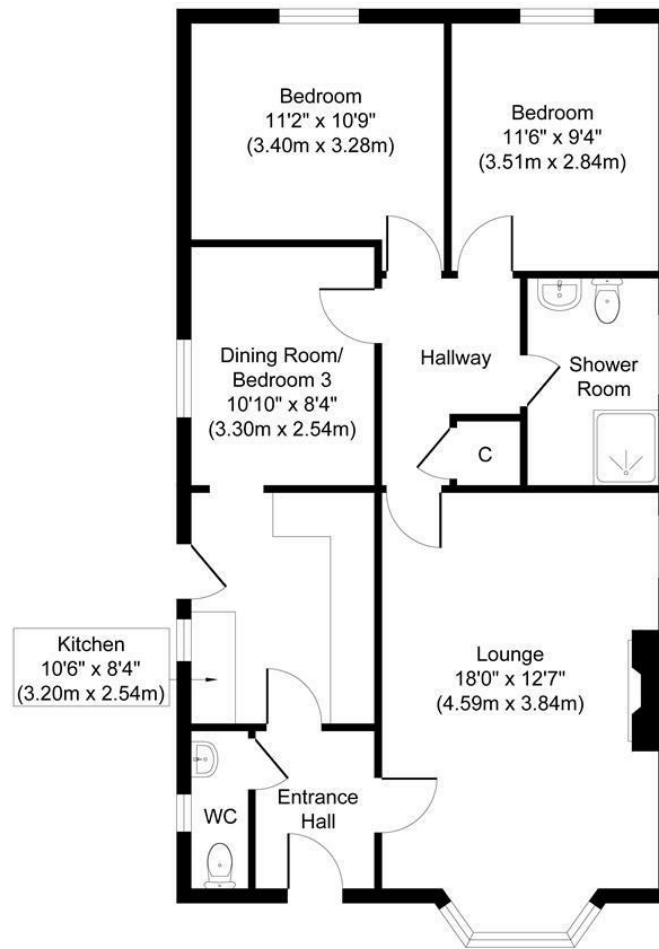
Good old-fashioned Estate Agency at its best! This property was SOLD before it even hit the open market.

Hunters are pleased to offering this charming, detached bungalow with no ongoing chain. The current vendors have converted bedroom three to a dining room with a small archway to the kitchen. Should the new vendor prefer three bedrooms, the conversion back should be straight forward.

The property is presented to a high standard with modern kitchen, shower room and internal doors. The property offers ready to move into accommodation and is located in one of the more sought after areas of Great Sutton.

For the discerning buyer who is looking for a bungalow, this could be the one for you.

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Approximate Floor Area
847 sq. ft
(73.70 sq. m)

Whilst every attempt has been made to ensure the accuracy of the floor plan 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. The measurements should not be relied upon for valuation, transaction and/or funding purposes. This plan is for illustrative purposes only and should be used as such by any prospective purchaser or tenant. 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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Entrance Hall

Part glazed front entrance door leads to the entrance hall, radiator and doors leading to lounge/diner, kitchen and WC.

Lounge/Diner

18'0" x 12'7"

Double glazed windows to the front bay and side aspect, radiator and gas fire with feature surround.

Kitchen

10'6" x 8'4"

Double glazed window to side aspect, fitted kitchen with a range of wall and base units. space for cooker, stainless steel sink unit, plumbing for washing machine, wall mounted Valiant boiler. External door to the side aspect.

WC

With low level WC and wash hand basin in white. Double glazed window to the side aspect.

Inner Hall

Storage cupboard and loft access.

Bedroom One

11'6" x 9'4"

Double glazed window to the rear aspect, radiator.

Bedroom Two

11'2" x 10'9"

Double glazed window to the rear aspect, radiator.

Dining Room/Bedroom Three

10'10" x 8'4"

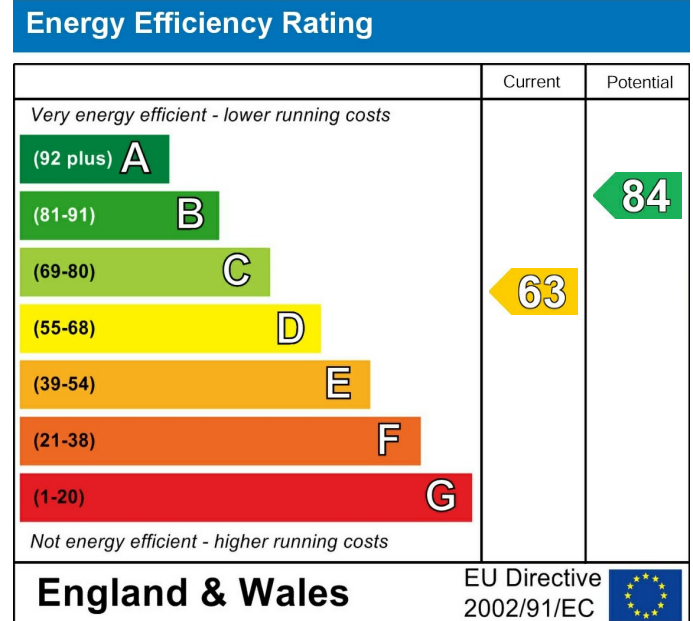
With arch to kitchen but could be converted back to a third bedroom if required. Double glazed window to the side aspect, radiator.

Shower Room

With low level WC, wash hand basin in vanity unit and shower cubicle. Radiator and double glazed window to the side aspect. Part tiled walls, extractor fan, recessed lights.

Outside

A good sized, sunny rear garden mainly lawned with patio area and mature flower beds. Panelled fences to boundaries and ample off-road parking which leads to a detached garage with power and light.



These particulars are intended to give a fair and reliable description of the property but no responsibility for any inaccuracy or error can be accepted and do not constitute an offer or contract. We have not tested any services or appliances (including central heating if fitted) referred to in these particulars and the purchasers are advised to satisfy themselves as to the working order and condition. If a property is unoccupied at any time there may be reconnection charges for any switched off/disconnected or drained services or appliances - All measurements are approximate. If you are thinking of selling your home or just curious to discover the value of your property, Hunters would be pleased to provide free, no obligation sales and marketing advice. Even if your home is outside the area covered by our local offices we can arrange a Market Appraisal through our national network of Hunters estate agents.





