



30 The Beeches £269,995

Nantwich, Cheshire, CW5 5YP

**SPENCER
JAKEMAN**

30 The Beeches, Nantwich, Cheshire, CW5 5YP

- A well-proportioned three bedroom chain free property within very close proximity of Nantwich town centre
- Thoughtfully extended with a well-equipped kitchen and useful utility area
- Spacious living room and separate dining room ideal for entertaining
- Three good bedrooms
- Luxury family bathroom with attractive tiling and matching white suite
- Enclosed rear garden and driveway to the front for ample parking

An appealing, extended three bedroom semi-detached house in quiet cul-de-sac location within easy reach of Nantwich. The property is immaculately presented with modern kitchen and attractive family bathroom. Accommodation comprises, entrance porch, well-equipped kitchen with an extensive range of units and high quality worktops, useful utility space, living room with feature fireplace, separate dining room. First floor landing gives access to the principle bedroom, two further bedrooms and luxury family bathroom with feature stylish tiling. To rear is an enclosed rear garden with delightful patio area and lawn with borders whilst to the front of the property is a driveway providing ample parking and side access. No chain.





Location

Nantwich is a historic market town located in the county of Cheshire, England. It lies on the banks of the River Weaver and is approximately 5 miles south-west of the larger town of Crewe. Nantwich has a rich history that dates back to Roman times, and it is known for its well-preserved medieval architecture and charming streets.

Entrance Porch

Living Room 14' 6" x 15' 9" (4.43m x 4.81m)

Dining Room 14' 6" x 8' 4" (4.41m x 2.54m)

Kitchen/Breakfast Room 15' 1" 6" x 13' 7" (4.79m x 4.13m)

Stairs rising from the living room to first floor landing

Bedroom One 11' 7" 10" x 8' 5" (3.59m x 2.57m)

Bedroom Two 10' 2" x 8' 5" (3.10m x 2.57m)

Bedroom Three 6' 10" x 5' 10" (2.09m x 1.77m)



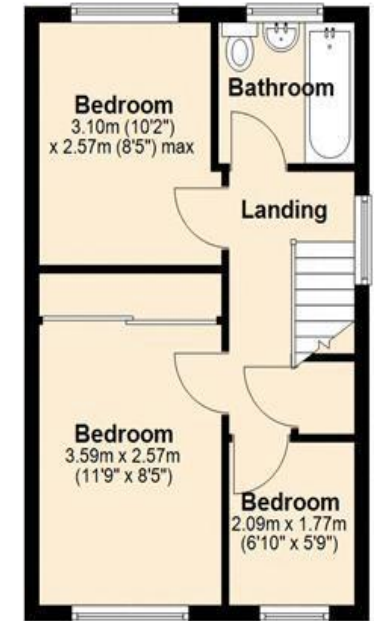




Ground Floor
Approx. 49.7 sq. metres (535.4 sq. feet)



First Floor
Approx. 33.0 sq. metres (355.2 sq. feet)



Total area: approx. 82.7 sq. metres (890.7 sq. feet)

The floorplans provided are for illustrative purposes only.
All dimensions, layouts, and designs are approximate and may vary
from the final product.

The information contained herein is subject to change without notice, and the developer or seller makes no warranties or representations regarding the accuracy or completeness of the floorplan. Buyers are advised to verify all details, including measurements, directly with the developer or construction team prior to purchase.

Images are for visualization purposes only and may not reflect the actual finished product or features.
Plan produced using PlanUp.

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IMPORTANT: we would like to inform prospective purchasers that these sales particulars have been prepared as a general guide only. A detailed survey has not been carried out, nor the services, appliances and fittings tested. Room sizes should not be relied upon for furnishing purposes and are approximate. If floor plans are included, they are for guidance only and illustration purposes only and may not be to scale. If there are any important matters likely to affect your decision to buy, please contact us before viewing the property.

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