



Lambourne Crescent, Appleton, Warrington, WA4

Guide Price: £550,000

Freehold

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Welcome to your dream home! This stunning four DOUBLE bedroom detached home, the current owners have upgraded this home from the standard build to include luxurious features and top-notch specifications throughout including Karndean flooring, plantation shutters, fitted wardrobes, impressive kitchen and landscaped garden.

As you approach this beautiful home you notice the off road parking for several cars and access to the detached garage which offers heaps of storage.

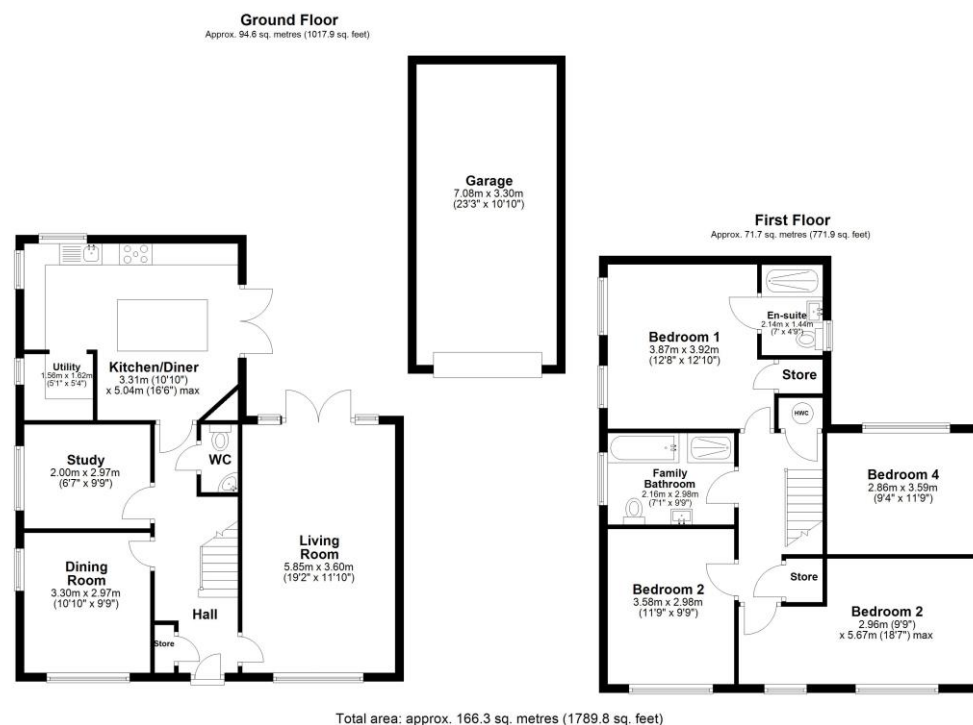
You enter the property into a stunning entrance hall with gorgeous panelling and Karndean flooring which sets the tone for the rest of the house. On your right there is a 19ft living room with large window to the front and patio doors to the rear meaning this room is flooded with natural light. A dining room can be found to the left of the entrance hall and offers a great space for entertaining. The impressive kitchen diner has been upgraded and offers a stunning range of base and eye level units with island unit fitted with Silestone worksurfaces over, French doors lead to the landscaped rear garden, there is a utility room just off the kitchen and a handy study and down stairs WC can also be found to the ground floor.

The first floor is home to FOUR double bedrooms, the main bedroom is fitted with a range of wardrobes and offers an elegant en-suite bathroom. All other bedrooms are fitted with wardrobes and windows with plantation shutters. The main family bathroom offers a four piece suite.

The rear offers a landscaped garden with the majority laid to lawn, bespoke built raised sleeper flower beds, a porcelain tiled patio area providing a fantastic space for entertaining and alfresco dining.

Situated in the desirable area of Appleton, close to Stockton Heath Village, this home offers an abundance of amenities on its door step including access to motorway networks as well as shops, bars and restaurants.

- Freehold
- EPC Grade B
- Council Tax Band F







Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92+) A		93
(81-91) B	85	
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England, Scotland & Wales	EU Directive 2002/91/EC	

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Disclaimer

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