

HOME  TRUTHS

Summerhays Close, Standish

WN6 0RF


£285,000



Tucked away at the end of a quiet cul de sac in a popular residential location just minutes away from the Mineral Line country walk, and within easy reach of primary transport routes, schools and town centre amenities is this gorgeous four bedroom property with over 1200 square feet set over three floors. To the front the tarmac driveway can accommodate three vehicles and leads to the main entrance. Step into the tiled hallway with cloakroom off comprising wash hand basin and wc. The serene living room overlooks fields and hedges and benefits from a bespoke understair canine suite, so the furry family have their own space. To the rear, the dining kitchen comprises a range of wall and base units with gas hob, electric oven and grill, refrigerator and freezer and space, power and plumbing for appliances. Patio doors open to the southwest facing garden with sun terrace, lawn with planted borders and shed for storage. Back inside, stairs lead to the first floor landing with bedroom two a lovely double to the rear currently operating as a stylish dressing room. There are two very comfortable singles, one of which is used as a home office, and the family bathroom comprising bath with screen and mixer shower over, wash hand basin, wc and ladder heated towel rail. The sumptuous master suite occupies the whole of the second floor and easily accommodates a super king size bed. With plenty of natural light from windows to two elevations it has lovely views over to Winter Hill. The en suite comprises mixer shower in cubicle, wc, wash hand basin and ladder heated towel rail.



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Council Tax band: C

Tenure: Freehold

EPC Energy Efficiency Rating: B

- Stunning four bedroom property
- Over 1200 feet of accommodation
- Ample parking
- Gorgeous master suite
- South west facing garden
- Close to amenities



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