

CHANGING HOME



Woodlands Road | Hough Green | Chester | CH4 8LB

£525,000

A mature and most substantial four bedroom semi detached home within the heart of sought after Hough Green. The property is full of character but does require some internal refurbishment. There is a low maintenance rear garden and ample parking. Internal viewing a must.

Property Description

LOCATION

The property is set in the heart of in sought after Hough Green. Westminster Park is within a short walk and has many facilities such as croquet lawn, bowls lawn and cricket field. There are also local shops and pubs close by.

A short walk away is Grosvenor Bridge that brings you over the River Dee and past the Racecourse into Chester City Centre. Access to Chester Business Park, Handbridge, Airbus and the main road network is simple.

HALL

Accessed via a storm porch and timber door. With a dado rail, ceiling cornice and radiator.

LIVING ROOM

15' 9" x 11' 11" (4.8m x 3.63m) With a UPVC double glazed bay window to the front. Ceiling cornice and frieze. Brick fireplace with gas fire. Radiator.

SITTING ROOM

11' 7" x 15' 0" (3.53m x 4.57m) With an ornate tiled fireplace with timber mantle. Ceiling cornice, radiator, UPVC double glazed window and 2 wall light points.

DINING ROOM

11' 4" x 9' 11" (3.45m x 3.02m) With Ideal combi boiler. Brick fireplace, radiator and UPVC double glazed window.

KITCHEN

9' 10" x 9' 10" (3m x 3m) With a range of fitted floor and wall unit. Radiator. Partly tiled walls and tiled floor. Sink unit. Space for an electric cooker range. UPVC double glazed window and door to the rear.

BEDROOM 1

13' 6" x 11' 10" (4.11m x 3.61m) With a UPVC double glazed bay window. Shower cubicle. Fitted wardrobes and drawers. Radiator.

BEDROOM 2

11' 5" x 8' 7" (3.48m x 2.62m) With radiator and UPVC double glazed window.



BEDROOM 3

11' 11" x 12' 0" (3.63m x 3.66m) with built in wardrobes, radiator and UPVC double glazed window.

BEDROOM 4

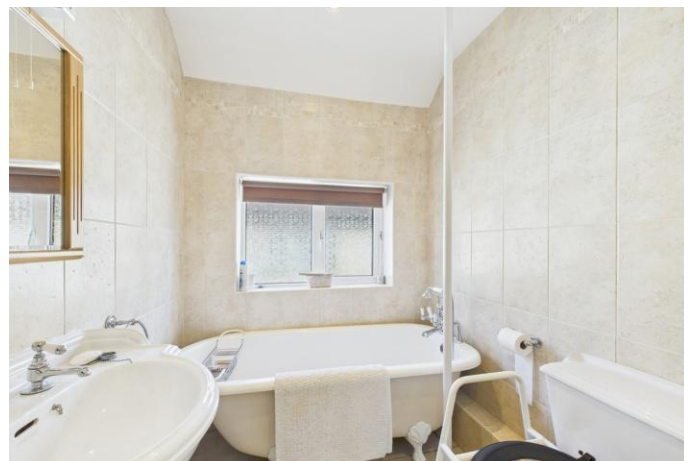
9' 10" x 9' 9" (3m x 2.97m) With fitted wardrobes and cupboards. Radiator and UPVC double glazed window.

BATHROOM

With a white suite WC, wash hand basin and bath with shower attachment. Tiled floor and tiled walls. Frosted UPVC double glazed window. Radiator and recessed spotlights.

OUTSIDE

To the front is a lawn and paved drive that extends to the side to provide ample parking. At the rear is a low maintenance garden. with a large brick outbuilding. The outbuilding is split into three with a WC, store room and a utility room within which currently are a washing machine, tumble dryer and fridge/freezer.





for illustration only not to scale
Plan produced using PlanUp.

Tenure

Freehold

Council Tax Band

D

Viewing Arrangements

If you wish to make an appointment to view this or any other property that we have for offer please call us on 01244 345664

Contact Details

40 Lower Bridge Street
Chester
Cheshire
CH1 1RS

www.changing-home.co.uk
jeremy@changing-home.co.uk
01244 345664

%epcGraph_c_1_349%

Agents Note: Whilst every care has been taken to prepare these sales particulars, they are for guidance purposes only. All measurements are approximate are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers are advised to recheck the measurements