



**GASCOIGNE
HALMAN**

14 BRERETON COURT, BRERETON HEATH

THE AREAS LEADING ESTATE AGENT

| £550,000

Set in a beautiful and private plot, a three double bedroom detached bungalow with two reception rooms, double garage and ample potential to extend if required.

Located just on the edge of Brereton Heath Nature Reserve, a fabulous opportunity to purchase a true bungalow on a very popular development.

This private westerly facing plot has a generous well manicured gardens to both front and rear, with the dining room, kitchen and two of the bedrooms all looking onto this private aspect.

Internally the accommodation comprises of a large living room to the front with its bow window and inglenook style fire place. The dining room has sliding doors onto the garden and a sliding door to the kitchen diner. The kitchen is fitted with a range of wood base and wall units with space in the centre for a table if required. Off the kitchen is access to the rear hall which in turn has a door to the side and access to the downstairs wc.

The kitchen also opens into the integral double garage, from where there is access to the huge loft space, ideal for conversion should an incoming buyer require.

To the opposite side of the property, there are three bedrooms, one of which is currently being used as a home office, along with a three piece bathroom.

With so much potential to extend, yet perfectly spacious as it stands, this freehold property is offered for sale with no upward chain.

DIRECTIONS

CW12 4TP- Brereton Court, Brereton Heath

LOCATION

Brereton is situated just outside of Holmes Chapel which provides an array of individual shops, including a delicatessen, butchers and bakers and several public houses and restaurants. For the commuter access to the nearby Northwest motorway network is easily available at Jt 18 or 17 of the M6. The village has its own rail station on the commuter line between Manchester Piccadilly and Crewe with Intercity links to London Euston. Manchester International Airport is also close by. Excellent educational facilities cater for children of all ages in both the state and private sectors and the leisure centre provides for most sporting activities

TENURE

Freehold

LOCAL AUTHORITY

Cheshire East band F

ENERGY PERFORMANCE RATING

E

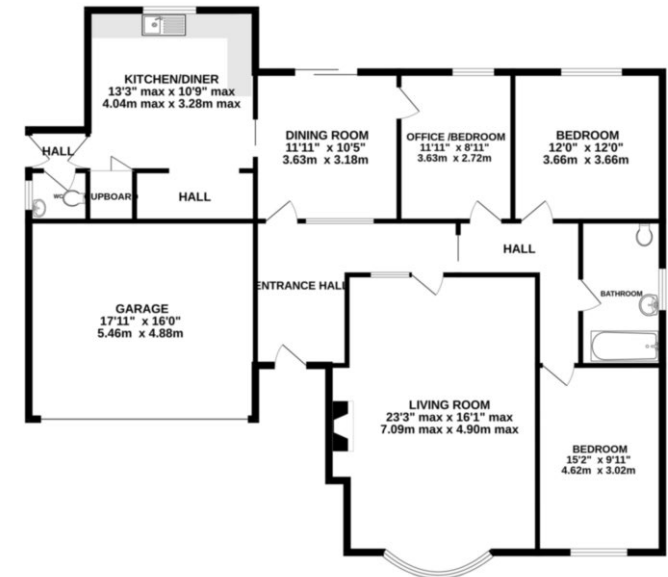
VIEWING

Viewing strictly by appointment through the Agents.

SERVICES (NOT TESTED)

Services have not been tested and you are advised to make your own enquiries and/or inspections.

GROUND FLOOR
1677 sq.ft. (155.8 sq.m.) approx.



TOTAL FLOOR AREA: 1677 sq.ft. (155.8 sq.m.) approx.
Measurements are approximate. Not to scale. Specified purposes only.
Made with Metaphor 12/25

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**GASCOIGNE
HALMAN**

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