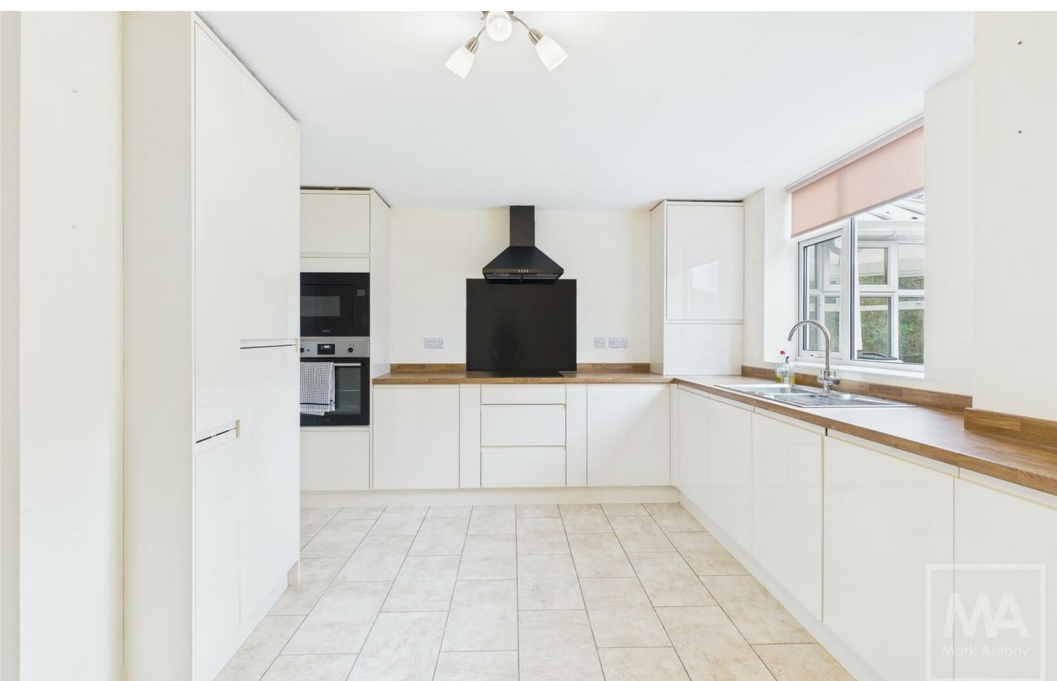




Mark Antony
SALES & LETTING AGENTS

To LET



All Saints Drive, Thelwall
Warrington, WA4 2JJ

£1,950 Per Month
Unfurnished



Santa Rosa Boulevard
Chapelford
Great Sankey
Warrington
Cheshire
WA5 3AG

www.MarkAntonyEstates.com
Lettings@MarkAntonyEstates.com
01925 267070

Property Features

- Three Bedroom Detached House
- Close to Outstanding Schools
- Garage and Off Road Parking
- Large South Facing Garden
- Council Tax Band F

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

DESCRIPTION

Nestled on one of Warrington's most sought-after roads, this stunning family home is located in the heart of Thelwall Village. Just steps from Thelwall Parish Hall, Little Manor, and Elizabeth Park, this gem is also within walking distance of top-rated primary schools and a short bus ride from Lymm and Bridgewater High Schools. Set back from the road, the property features a large driveway, a garage, and an attractive front garden. Inside, a welcoming porch and hallway lead to a bright, expansive lounge with charming bay windows, and a dining area that flows into a sunlit south-facing sunroom. The ground floor includes a modern kitchen with integrated appliances, a WC, a utility room and internal garage access. Upstairs boasts three generously sized bedrooms and a beautifully renovated four-piece bathroom suite. The star feature is the immaculate south-facing garden, complete with a decking area—ideal for relaxation or entertaining.

Note to prospective applicants

No loft access

Pets will be considered

Off road parking for two or three cars

Window cleaning and regular gardener is included

Appliances included - Fridge Freezer, double oven, Hob, Extractor hood, Microwave and Washing Machine (all integrated)

Rental available from: 14th April 2025

Notes:

1) Mark Antony Estates has produced this brochure in good faith, the details are set out as a general guide only and do not constitute any part of any contract. Any appliances, services or socket outlets or cables including; Electrical, Telephone, TV and Satellite have not been tested and are not guaranteed.

2) Any interested party should satisfy themselves about any matter of importance to them and not be solely reliant on the contents of this brochure before making a decision to make an offer.