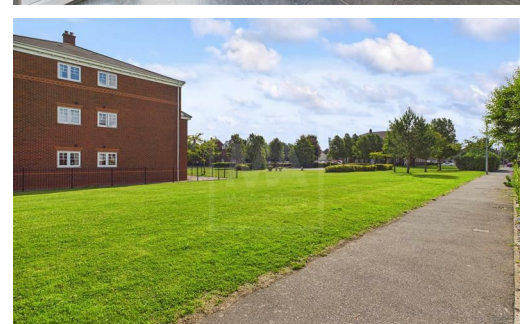
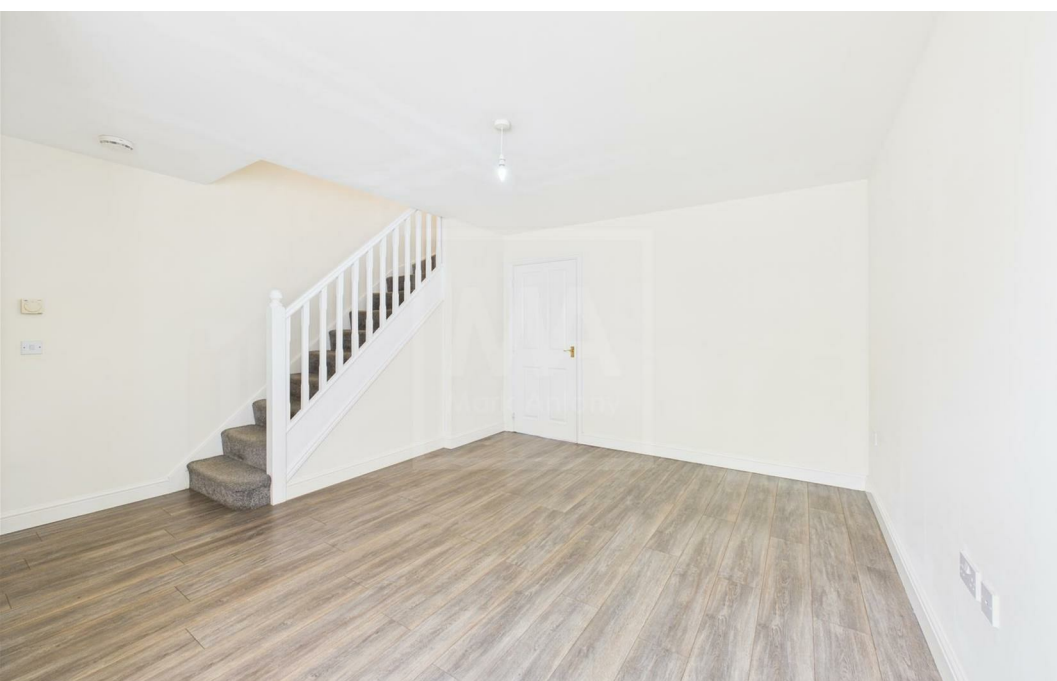




Mark Antony
SALES & LETTING AGENTS

To LET



**Regency Square,
Warrington, WA5 0EX**

£1,150 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 Property
- Ideal Location
- Downstairs W.C
- Two Allocated Parking Spaces
- Council Tax Band - B

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		94
(81-91) B	78	
(69-80) C		
(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

Discover the charm and convenience of Regency Square, a property nestled in a prime location offering everything you need within easy reach. You're first met by a convenient downstairs W.C., ideal for guests and everyday ease. The spacious lounge offers a comfortable setting for relaxing, flowing seamlessly into a sleek, modern kitchen complete with generous cooking space and a dedicated dining area. Outside, a private garden awaits—perfect for enjoying warm summer evenings or alfresco dining. Upstairs, you'll find three generously sized bedrooms and a stylish family bathroom, all thoughtfully designed to accommodate modern living with comfort and practicality.

Whether you're looking for plenty of shopping options, well-regarded schools, or seamless connectivity via nearby train stations, this area has it all. Plus, a picturesque park is just a short stroll away, providing the perfect setting for relaxation and outdoor activities. The property is offering three bedrooms, providing ample space for the family, there is also the added benefit of two allocated parking spaces, ensuring effortless parking without the hassle.

Note to prospective tenants:

Photos coming soon

No pets

Two allocated parking spaces to the rear

Oven, hob and extractor fan

No loft access

Rental available from: 16th June 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.