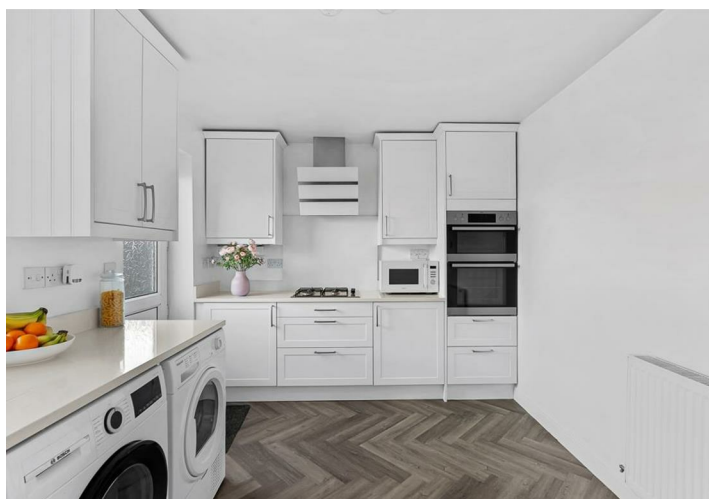




Beechfields, Winsford CW7 3HJ

Offers in excess of £325,000



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Entrance Hall

Entrance door to front. Doors to cloakroom, lounge, kitchen and cinema room. Stairs to first floor.

Cloakroom

WC & Wash hand basin.

Lounge

14' x 12'1 (4.27m x 3.68m)

Window to front. Opening to dining room.

Dining Room

8'10 x 7'10 (2.69m x 2.39m)

Opening to lounge. Doors to conservatory and kitchen.

Conservatory

uPVC construction over a dwarf brick wall. French doors to garden.

Kitchen

8'11 x 15'6 (2.72m x 4.72m)

A recently fitted Magnet kitchen. A range of base and wall units with worktops incorporating a sink and mixer tap. Integrated oven and grill as well as gas hob and extractor hood over. Space for appliances. Door and window to rear garden. Doors to dining room and hallway.

Cinema Room

Landing

Doors to all bedrooms and bathrooms. Loft access.

Bedroom One

10' x 10'11 (3.58m x 3.33m)

Window to front. Built in wardrobes. Door to En-suite

En-suite

WC, wash hand basin and shower enclosure.

Bedroom Two

12' x 8'2 (3.66m x 2.49m)

Window to front.

Bedroom Three

9'5 x 8'11 (2.87m x 2.72m)

Window to rear.

Bedroom Four

9'3 x 8'7 (2.82m x 2.62m)

Window to rear.

Bathroom

WC, wash hand basin and paneled bath. Window to rear.

Externally

Driveway to the front providing off road parking. The front half of the garage remains with an up and over door which provides storage. To the rear is a good sized garden mainly laid to lawn with patio area.



Floor Plan



Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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Viewing

Please contact us on 01606 514 152 if you wish to arrange a viewing appointment for this property or require further information.

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Energy Efficiency Graph

