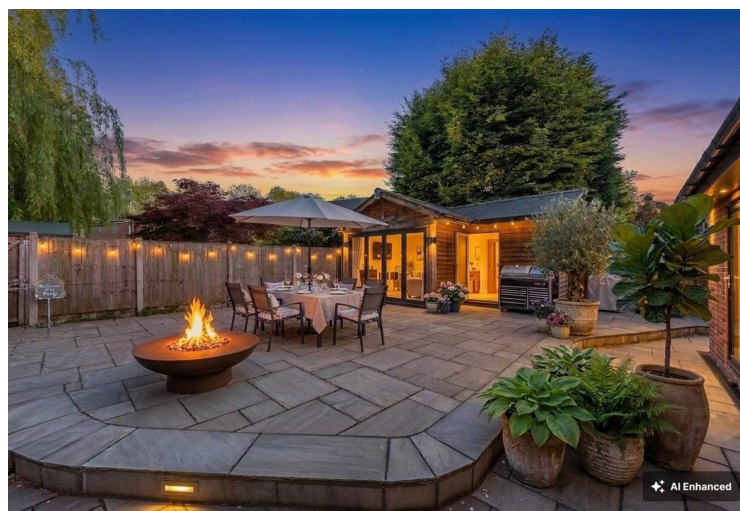




Seger Old Warren, Broughton

£475,000 Freehold



Substantial family home with annex potential - over 2500 Sq Ft / 240 Sq M of flexible living space • Outstanding semi-rural location in the coveted 'Old Warren' • Large welcoming hallway through to open plan Living/Dining room • Separate office/play room offering a huge amount of scope for other uses • Full width garden room with bi-fold doors leading onto the rear garden • High spec contemporary kitchen, separate utility room & WC • Four DOUBLE bedrooms, ensuite to master, and outstanding family bathroom • Detached studio outbuilding with significant annex/home business potential • Low maintenance yet brilliantly private rear garden with substantial outbuilding - perfect for entertaining • Low maintenance front garden with driveway parking for several vehicles



Spacious four double bedroom home in Old Warren with open-plan living, garden room, detached studio, private low-maintenance gardens, driveway parking, and period charm blended with modern style.

Council Tax band: G

Tenure: Freehold

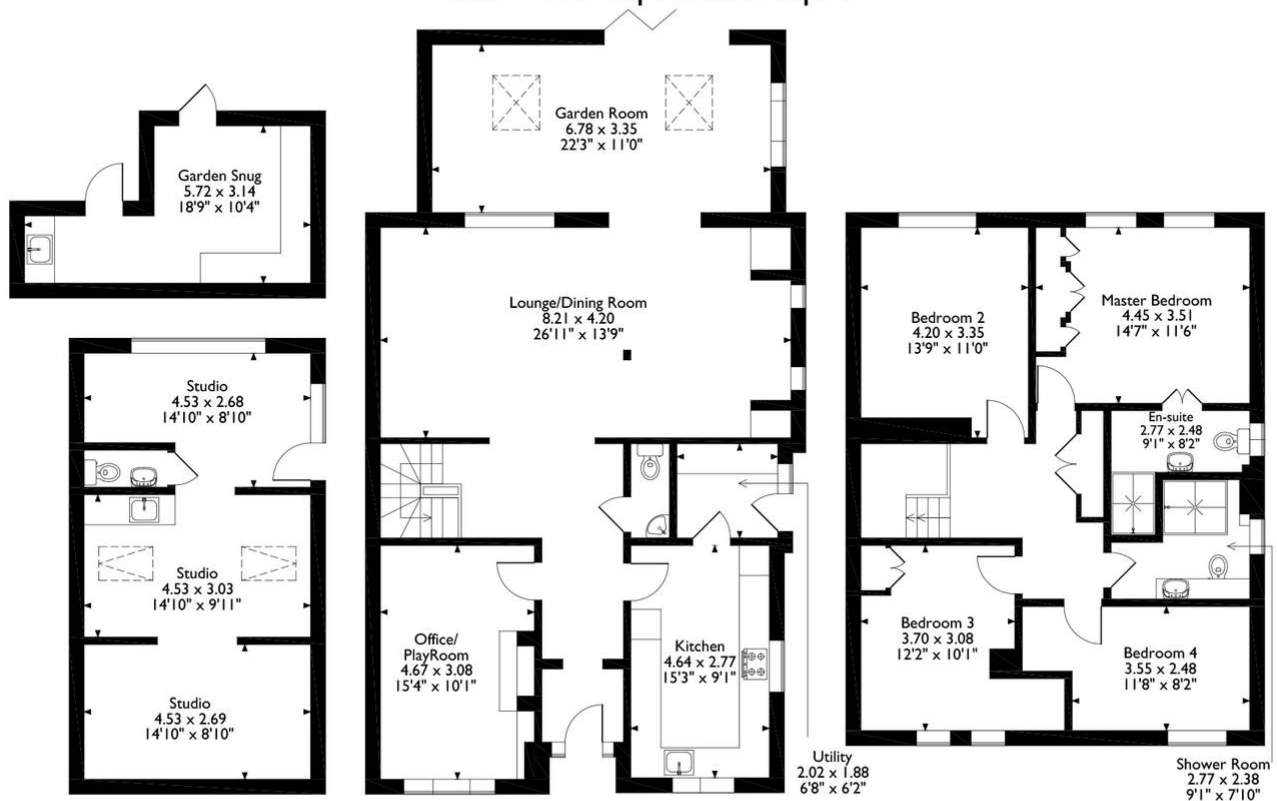
EPC Energy Efficiency Rating: D

EPC Environmental Impact Rating: D





Seger, Old Warren, Broughton, Chester
 Approximate Gross Internal Area
 Main House = 189 Sq M/2035 Sq Ft
 Outbuilding = 52 Sq M/560 Sq Ft
 Total = 241 Sq M/2595 Sq Ft



Please note that the location of doors, windows and other items are approximate and this floorplan is to be used for illustrative purposes only. Unauthorized reproduction is prohibited.

