



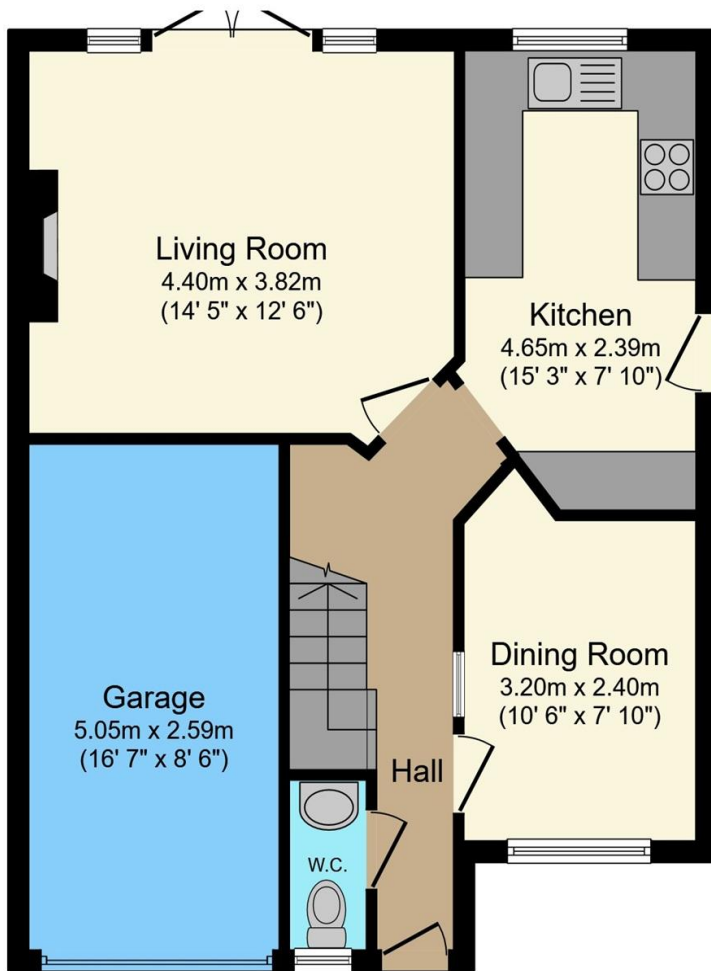
Hartwell Grove, Winsford CW7 3UR

welcome to

Hartwell Grove, Winsford

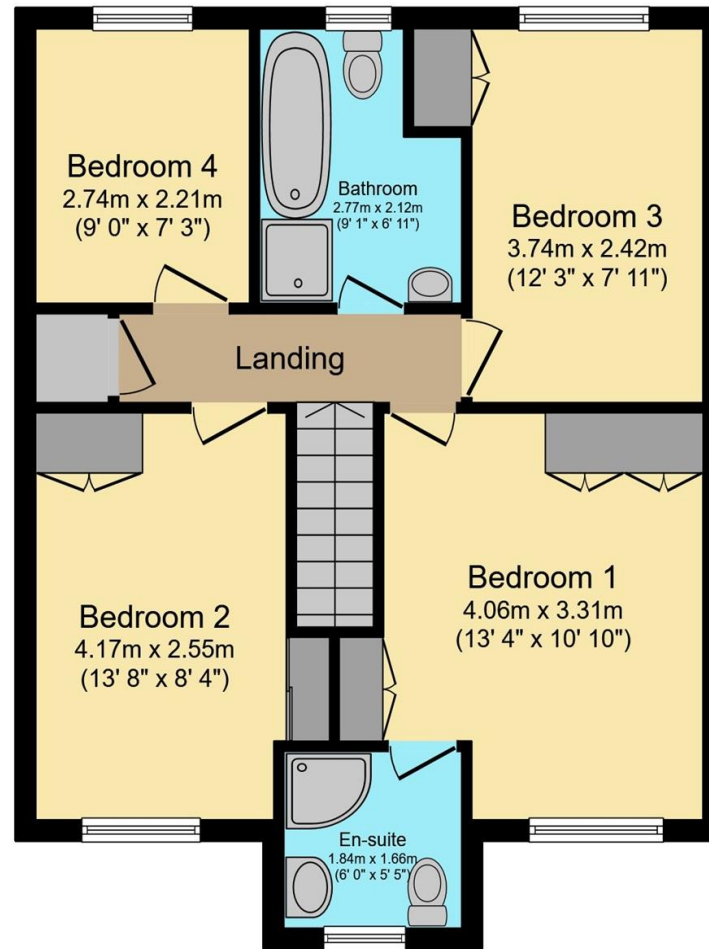
Spacious four-bedroom detached family home in Winsford, offering modern living, generous rooms, and a private garden, ideal for growing families. The property comes with no onward chain.





Ground Floor

Floor area 59.1 m² (636 sq.ft.) approx



First Floor

Floor area 56.3 m² (606 sq.ft.) approx

Hallway

W.C.

Dining Room

10' 6" x 7' 10" (3.20m x 2.39m)

Kitchen

15' 3" x 7' 10" (4.65m x 2.39m)

Living Room

14' 5" x 12' 6" (4.39m x 3.81m)

First Floor

Primary Bedroom

13' 4" x 10' 10" (4.06m x 3.30m)

En Suite

Bedroom Two

13' 8" x 8' 4" (4.17m x 2.54m)

Bedroom Three

12' 3" x 7' 11" (3.73m x 2.41m)

Family Bathroom

Garage

External

The property benefits from a private rear garden, ideal for outdoor relaxation, as well as off-road parking and an integral garage.

Agents Note

Please note that an AML fee is chargeable to the buyer once an offer is accepted to cover the cost of carrying out the required identity and anti-money laundering checks. Once these checks have been completed, the fee cannot be refunded, even if the property purchase does not go ahead.

Total floor area 115.4 m² (1,242 sq.ft.) approx

This plan is for illustration purposes only and may not be representative of the property. Plan not to scale.

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welcome to

Hartwell Grove, Winsford

- Detached Family Home
- Four Spacious Bedrooms
- No Onward Chain
- Off-Road Parking and Garage
- Main Bedroom With En-suite

Tenure: Freehold EPC Rating: D
Council Tax Band: D

offers over
£280,000



Please note the marker reflects the
postcode not the actual property

view this property online swetenhams.co.uk/Property/WSF108937



Property Ref:
WSF108937 - 0005

1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there is no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures or services and it is in the buyers interest to check the working condition of any appliances. 5. Where an EPC, or a Home Report (Scotland only) is held for this property, it is available for inspection at the branch by appointment. If you require a printed version of a Home Report, you will need to pay a reasonable production charge reflecting printing and other costs. 6. We are not able to offer an opinion either written or verbal on the content of these reports and this must be obtained from your legal representative. 7. Whilst we take care in preparing these reports, a buyer should ensure that his/her legal representative confirms as soon as possible all matters relating to title including the extent and boundaries of the property and other important matters before exchange of contracts.

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