



3 Herbert Ingle Close, Congleton
Congleton



Offers Over **£425,000**

3 Herbert Ingle Close

Congleton

Council Tax band: E

Tenure: Freehold

EPC Energy Efficiency Rating: B

EPC Environmental Impact Rating: A

- Stunning detached home
- Highly desirable 'Walfield' model by the very well regarded Redrow Homes
- Three double bedrooms plus three luxury bathrooms!
- Gorgeous social kitchen with feature glazed doors into gardens
- Separate utility room, guest WC and integral garage access upgrade
- A wealth of extra from new including flooring, quartz worktops and much more
- Sumptuous lounge with luxurious finish
- Ample driveway leading to large garage
- Exclusive Redrow Homes development close to town, country and commuting
- Redrow Homes cover on fixtures and fittings until late 2027 plus 9 years NHBC warranty remaining!







Reverse image of property in question



GROUND FLOOR



FIRST FLOOR

THE WALFIELD

GROUND FLOOR

1 Kitchen/Dining	21'5" x 12'9"	6.53 x 3.88 m
2 Lounge	15'11" x 10'7"	4.85 x 3.23 m
3 Utility	6'7" x 5'10"	2.01 x 1.78 m
4 Cloaks	5'10" x 3'0"	1.78 x 0.92 m
5 Garage	19'4" x 9'8"	5.89 x 2.94 m

FIRST FLOOR

6 Bedroom 1	16'0" x 10'7"	4.87 x 3.23 m
7 Dressing	7'4" x 6'8"	2.24 x 2.03 m
8 En-suite 1	10'7" x 5'11"	3.23 x 1.80 m
9 Bedroom 2	12'7" x 10'8"	3.84 x 3.26 m
10 En-suite 2	7'11" x 5'8"	2.41 x 1.74 m
11 Bedroom 3	11'9" x 9'11"	3.57 x 3.02 m
12 En-suite 3	8'3" x 6'6"	2.51 x 1.98 m



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As the Sellers agent, we are not Surveyors or Conveyancing experts and as such we cannot and do not comment on the condition of the property or other issues relating to title or other legal issues that may affect this property, unless we have been made aware of such matters. Interested parties should employ their own professionals to make such enquiries before making any transactional decisions. We have not carried out a structural survey and the services.