



Halton Road, Runcorn WA7 5RJ

welcome to

Halton Road, Runcorn

Swetenhams is delighted to showcase this superbly presented semi detached home. The property is situated set back from the main thoroughfare and accordingly stands in generous plot.





Front Entrance Door Leads To:-

Kitchen

16' 6" x 6' (5.03m x 1.83m)

Dining Room

11' x 6' 10" (3.35m x 2.08m)

Lounge

12' 9" x 14' to bay (3.89m x 4.27m to bay)

On The First Floor.

Bedroom One

10' 3" x 13' (3.12m x 3.96m)

Bedroom Two

13' x 8' (3.96m x 2.44m)

Shower Room

Outside

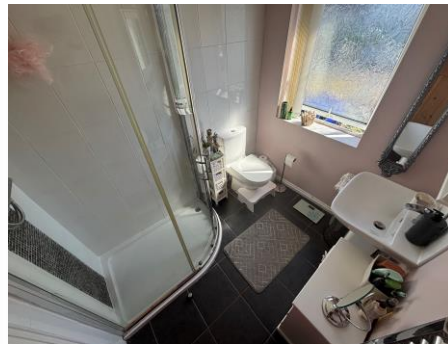
welcome to

Halton Road, Runcorn

- Semi detached Home.
- Spacious two bedroom accommodation.
- Two reception rooms.
- Generous garden plot.
- High standard of presentation.

Tenure: Freehold EPC Rating: C
Council Tax Band: B

£170,000



Please note the marker reflects the
postcode not the actual property

view this property online swetenhams.co.uk/Property/FRM109347



Property Ref:
FRM109347 - 0003

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.

Swetenhams is a trading name of Sequence (UK) Limited which is registered in England and Wales under company number 4268443, Registered Office is Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT Registration Number is 500 2481 05.



swetenhams



01928 732626



frodsham@swetenhams.co.uk



Froda House, 113 Main Street, FRODSHAM,
Cheshire, WA6 7AB



swetenhams.co.uk