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HOWELL & CO.
SALES & LETTINGS

14 Starkey Grove, Warrington, WA4 1QD

Offers In The Region Of £195,000

ATTRACTIVE MID TERRACED PROPERTY, TWO DOUBLE BEDROOMS, GAS CENTRAL HEATING, UPVC DOUBLE GLAZING, DINING KITCHEN WITH BUILT IN OVEN AND HOB, SOUGHT AFTER LOCATION, IDEAL FIRST TIME BUY, VIEWING HIGHLY RECOMMENDED.

We are delighted to offer for purchase this attractive mid terraced property which is situated in a sought after location and is immaculately presented. Benefitting from gas central heating and Upvc double glazing the accommodation briefly comprises: Entrance hallway, lounge with feature inset fireplace, dining kitchen with built in oven and hob, first floor landing, two double bedrooms and a bathroom/w.c. Externally the property has low maintenance gardens to the front and rear elevations. Viewing highly recommended.

ENTRANCE HALLWAY

With stairs leading to the first floor accommodation, ceramic tiled flooring.

LOUNGE

Good sized family lounge with a Upvc double glazed window to the front elevation, feature inset fireplace with over mantel and tiled hearth, coved ceiling.

DINING KITCHEN

Fitted with a range of wall, base and display units incorporating an enamel sink unit with mixer tap, built in oven and hob, space for an American fridge freezer, part tiled walls, inset ceiling spot lighting, Upvc double glazed window to the rear elevation, Upvc double glazed exterior door, under stairs storage cupboard.

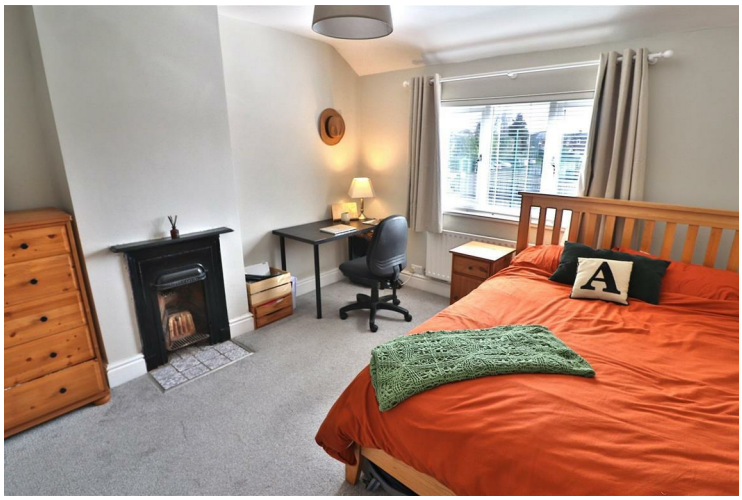
FIRST FLOOR LANDING

With inset ceiling spot lighting.

MASTER BEDROOM

Impressive master bedroom with two Upvc double glazed windows to the front elevation, original cast iron fireplace, built in shelving.

BEDROOM TWO



Double bedroom with a Upvc double glazed window to the rear elevation, original cast iron fireplace.

BATHROOM/W.C

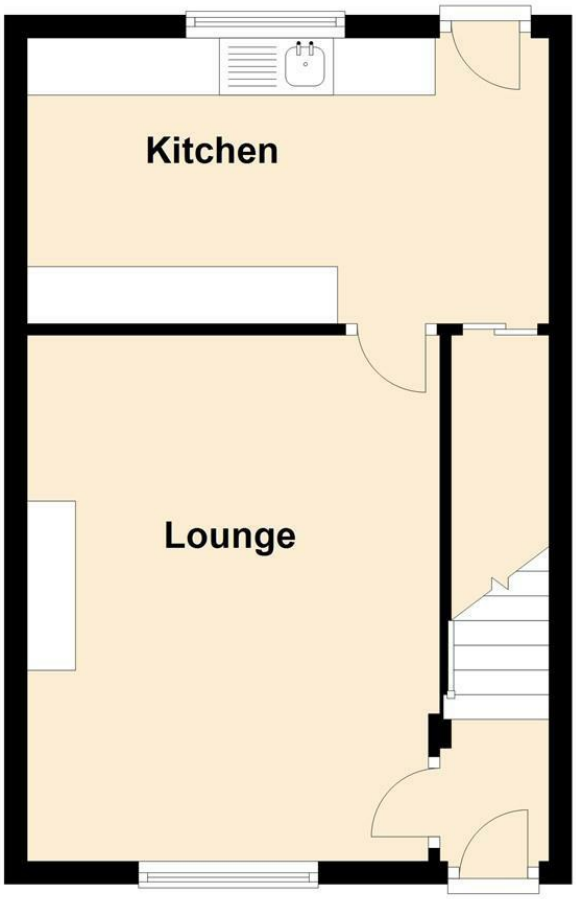
Fitted with a low level w.c, shaped bath with shower over and glass screen, tiled walls, heated chrome towel radiator, Upvc double glazed window to the rear elevation.

OUTSIDE

Externally the property has low maintenance gardens to the front and rear elevations, the front lawn features an artificial lawn whilst the rear garden is paved with raised borders and garden shed.

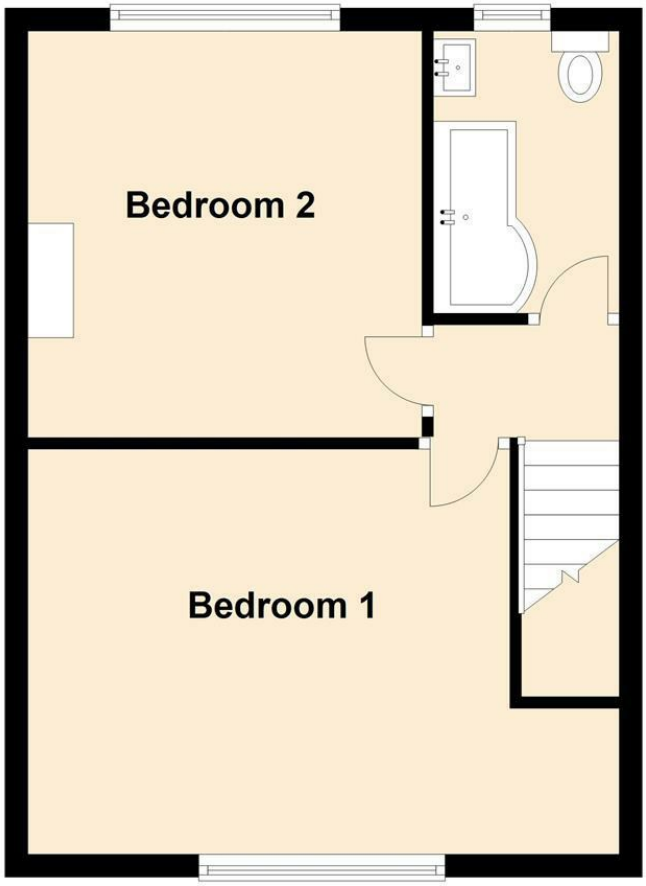
Ground Floor

Approx. 33.0 sq. metres (354.7 sq. feet)

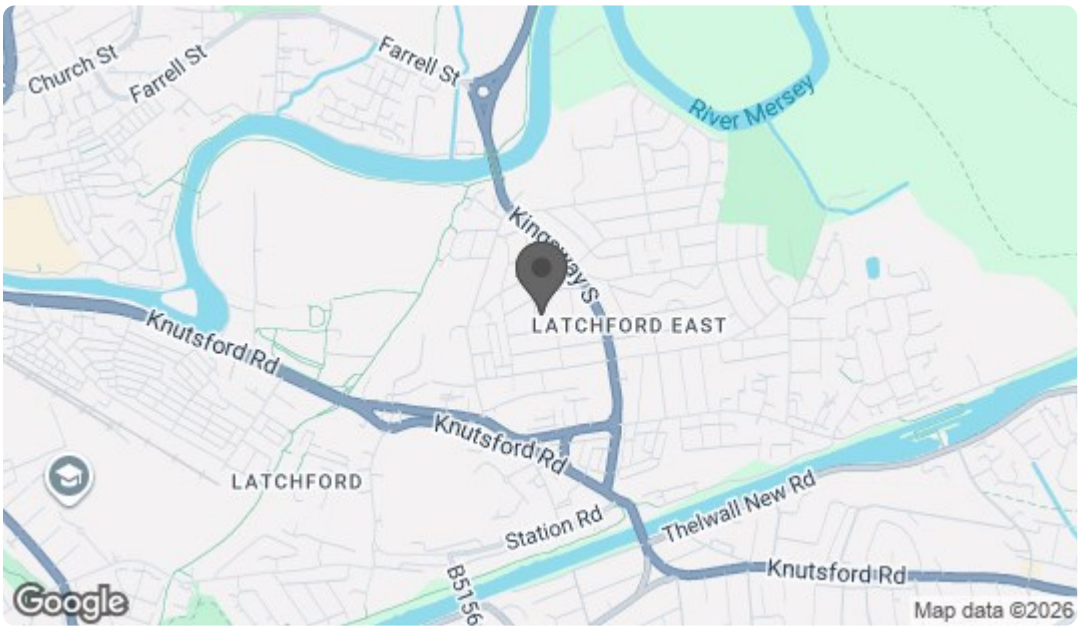


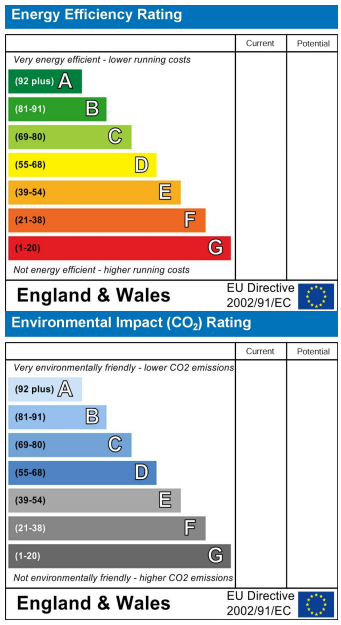
First Floor

Approx. 37.7 sq. metres (406.3 sq. feet)



Total area: approx. 70.7 sq. metres (761.0 sq. feet)





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