



Hamnett Court, Birchwood, Warrington

Offers In Excess Of £90,000

Open For Buy To Let Investors & Residential Buyers

Tucked away in Hamnett Court, this cheerful two-bedroom apartment is the kind of place that quietly gets on with being a great home. No flashy gimmicks here, just a comfortable, well-laid-out space that's ready for its next chapter.

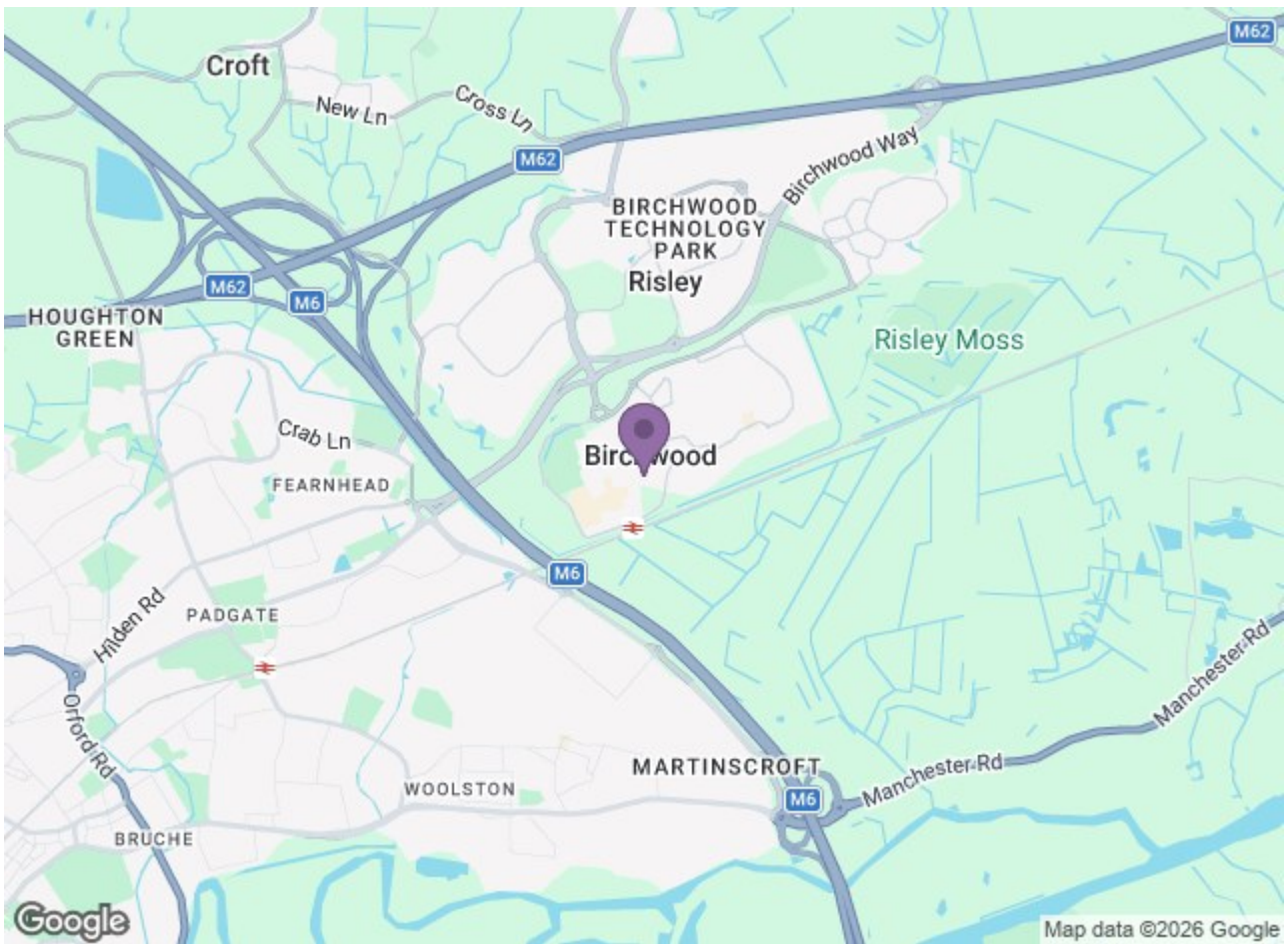
Step inside and you'll find a welcoming living area that's perfect for putting your feet up after a long day, catching up on your favourite shows, or hosting the occasional takeaway night. The two good-sized bedrooms offer flexibility, whether that's a peaceful night's sleep, a home office, or a bit of both.

The bathroom is practical and does exactly what it says on the tin, and with parking for one car, you won't be fighting for a space when you get home, always a win.

Location? That's where this one really shines. Sitting right in the heart of Birchwood, you're just a short stroll from the train station and close to major motorway links, ideal for commuters, explorers, and anyone who likes their journeys stress-free. Add in nearby shops, cafés, and leisure facilities, and you've got everyday convenience well and truly covered.

Whether you're a first-time buyer looking for a place to call your own or an investor hunting for a solid, sensible addition to the portfolio, Hamnett Court is proof that sometimes the best homes don't shout, they simply invite you in.





Energy Efficiency Rating			Environmental Impact (CO ₂) Rating		
Rating	Score	Band	Rating	Score	Band
A	92	A	A	82	A
B	81	B	B	67	B
C	69	C	C	55	C
D	55	D	D	45	D
E	45	E	E	35	E
F	35	F	F	25	F
G	25	G	G	15	G