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lettings & estate agents



18 Sunnymill Drive, Sandbach, CW11 4NB

Offers In The Region Of £260,000

Take a moment to view our signature guided tour of this superb home & it's convenient location for the Town Centre!

This spacious three bedroom link-detached house on Sunnymill Drive offers excellent, deceptive accommodation throughout. The home is positioned on a popular estate which is conveniently positioned within walking distance for a variety of shops, highly regarded schooling and a vast array of day-to-day amenities that Sandbach has to offer.

Internally, the property comprises:- Entrance hallway with a ground floor WC, a spacious living room with marble 'Adams style' fireplace and wood effect flooring. To the rear there is a sociable open-plan kitchen/diner with tiled floor and the potential to create your dream kitchen. The existing kitchen is functional with a wealth of working surfaces, some integrated appliances and space for further freestanding appliances.

To the first floor there is a generous main bedroom with en-suite shower facilities, two further double bedrooms and a well-planned family bathroom with white 'Roca' sanitary ware.

Externally, the home has an enviable plot with a driveway providing tandem off road parking for several vehicles and a carport. In addition, there are mature gardens to both the front and rear, with the rear being a particular feature of the home, offering an excellent degree of privacy with well stoked borders and a decked seating area.

So, what's not to love! View our photos, video & floorplans, then call the experts here at Chris Hamriding to book that all-important viewing!

Accommodation

Entrance Hall 11'2" x 3'0" (3.42 x 0.93)

WC 5'0" x 3'2" (1.54 x 0.99)

Living Room 14'6" x 11'6" (4.42 x 3.53)

Kitchen/Diner 15'1" x 9'10" (4.62 x 3.00)

First Floor Landing 8'11" x 6'3" (2.74 x 1.92)

Bedroom One 13'5" x 8'5" (4.11 x 2.59)

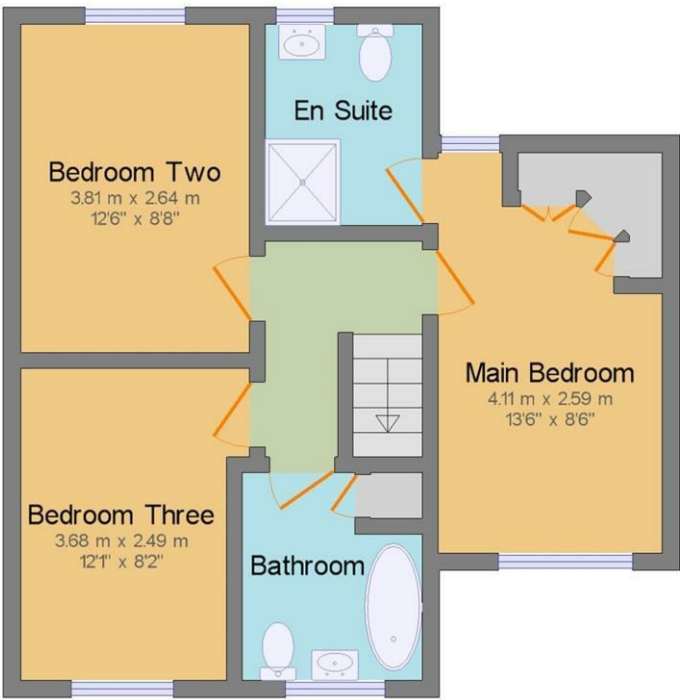
En-suite 6'7" x 6'3" (2.02 x 1.92)

Bedroom Two 12'5" x 8'7" (3.81 x 2.64)

Bedroom Three 12'0" x 8'2" (3.68 x 2.49)

Family Bathroom 8'9" x 6'9" (2.67 x 2.07)

Floor Plan

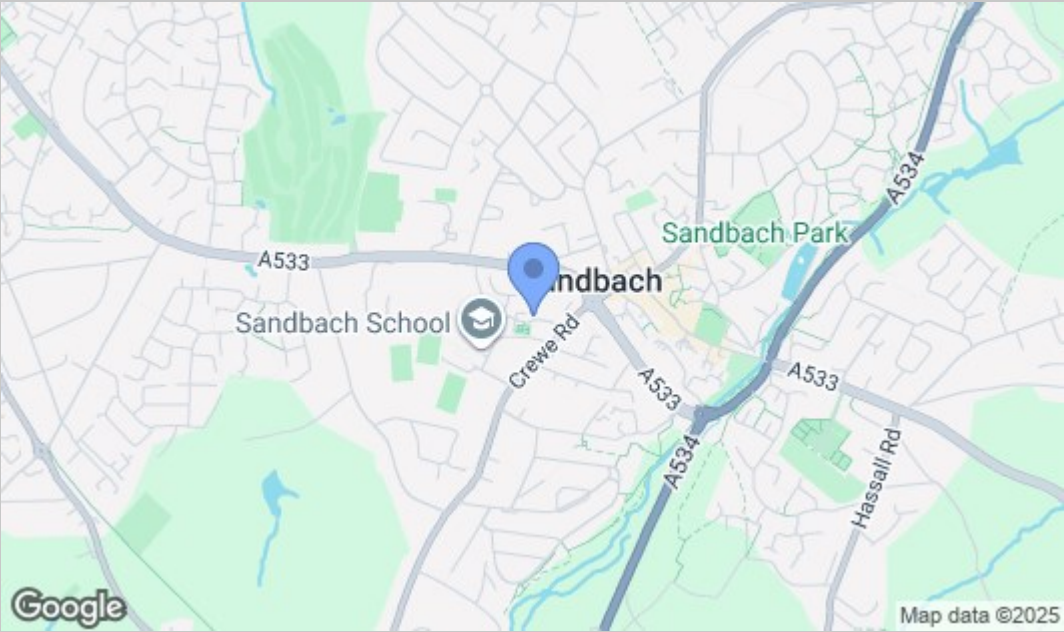


First Floor

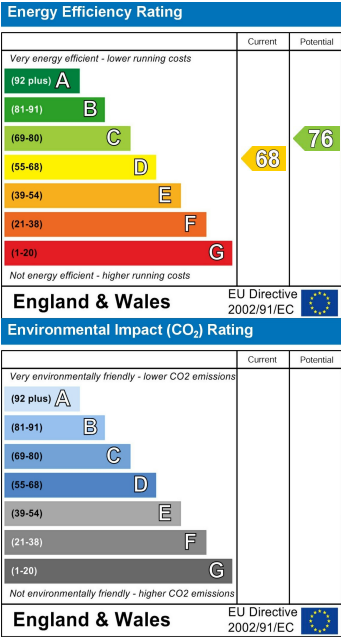
This plan is illustrative only,
its details cannot be relied upon and no liability is taken for any errors.

Ground Floor

Area Map



Energy Efficiency Graph



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