



84 Greenfinch Grove, Birchwood

Miller Metcalfe
Every step of the way

84 Greenfinch Grove

Birchwood, Warrington

***IDEAL FOR FIRST TIME BUYERS OR BUY TO LET ***

This immaculate two-bedroom semi-detached home is presented to an exceptional standard throughout and is ready to move straight into. Ideally situated close to excellent transport links, a wide range of local amenities, and highly regarded schools, this property is perfect for first-time buyers, young families, or those looking to downsize.

The accommodation briefly comprises a welcoming entrance hallway, a family lounge, and a convenient downstairs WC. To the rear of the property is a modern open-plan kitchen/diner, fitted with a range of wall and base units, a gas hob, electric oven and grill, and space for a fridge/freezer and dishwasher. Patio doors open directly onto the beautifully maintained rear garden, creating the perfect space for indoor-outdoor living.

To the first floor are two generous double bedrooms, one benefiting from a useful built-in storage cupboard, along with a stylish family bathroom comprising a bath with shower over, WC, and wash hand basin.

Externally, the property offers off-road parking for two to three vehicles to the front, with a lawned garden adding to its attractive kerb appeal. To the rear is a private, enclosed garden, mainly laid to lawn with well-stocked flower borders and a stunning patio area, providing an ideal setting for summer evenings, barbecues, and outdoor entertaining.

Early viewing is highly recommended to fully appreciate everything this superb home has to offer.

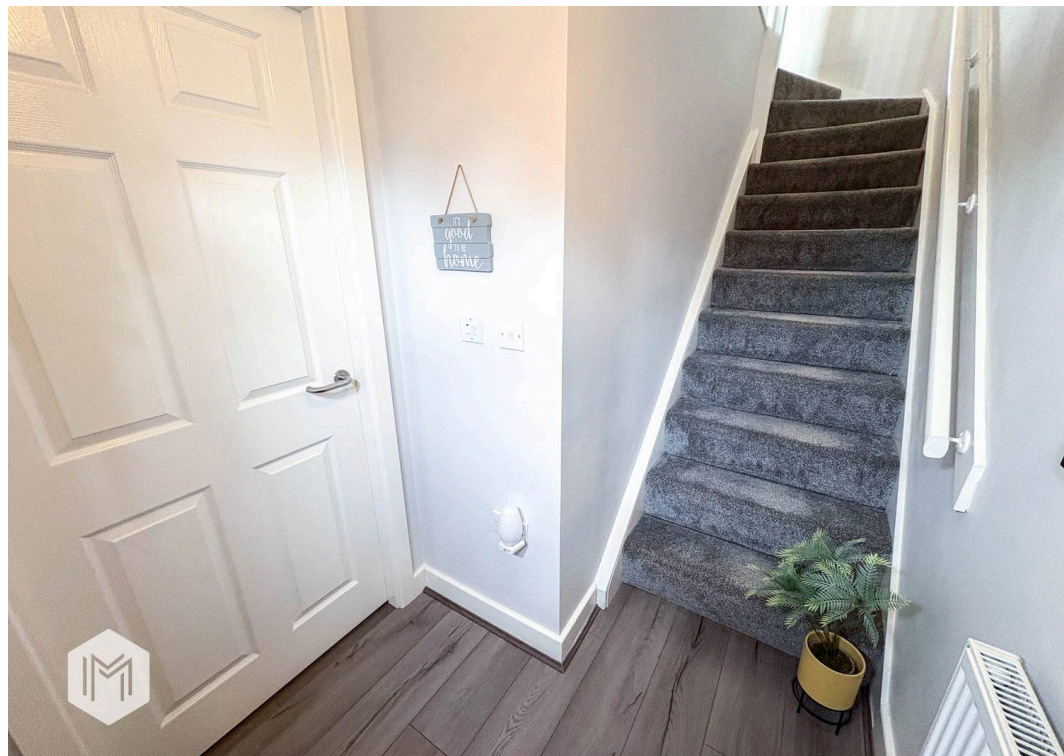
Council Tax band: B

Tenure: Freehold

EPC Energy Efficiency Rating: B

EPC Environmental Impact Rating: B

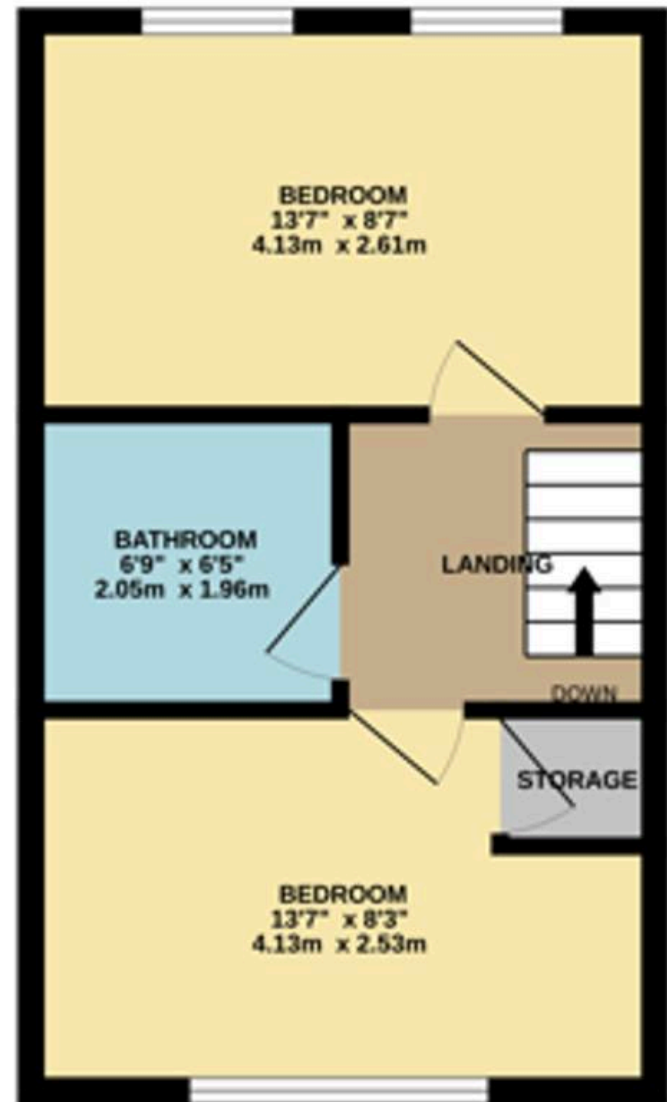
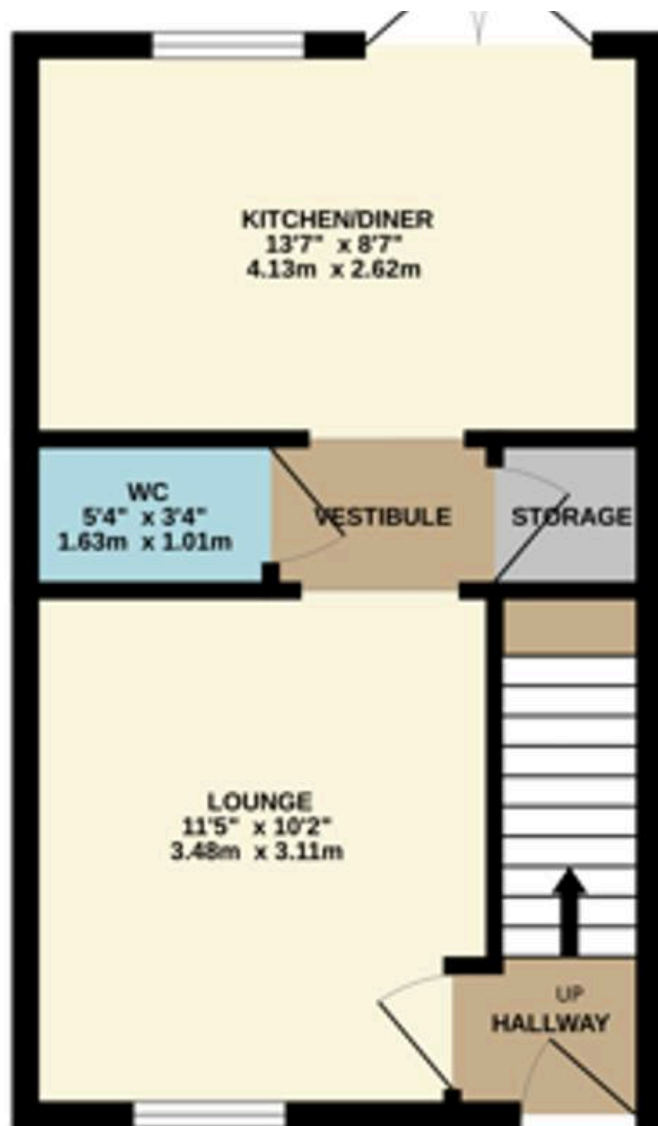












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