

759 Knutsford Road
Latchford
Warrington
Cheshire WA4 1JY

Tel 01925 417091
Email info@howellandco.co.uk

www.howellandco.co.uk



28 Surrey Street, Warrington, WA4 1HE

£950 PCM

TERRACE PROPERTY, TWO DOUBLE BEDROOMS, UPVC DOUBLE GLAZING & CENTRAL HEATING, SEPARATE FAMILY DINING ROOM, KITCHEN WITH OVEN AND HOB, BATHROOM WITH BATH AND SHOWER, REAR YARD, POPULAR LOCATION AND CLOSE TO LOCAL AMENITIES, AVAILABLE NOW, VIEWING RECOMMENDED.

We are delighted to offer to the rental market this property which is situated in the popular area of Latchford, benefiting from being close to local amenities. This mid terrace property briefly comprises an entrance hallway leading into a comfortable living area, and a separate family dining area. The property offers two double bedrooms and a bathroom/wc, complete with bath and shower facilities, and a beautiful, fully fitted dining kitchen with appliances including an oven and hob. This modern house has central heating and UPVC double glazed windows throughout. To the rear of the property an enclosed yard can be found.

This property is available now, viewing is highly recommended.

EXTERNAL



DINING ROOM



KITCHEN



BEDROOM 1



LIVING ROOM



BEDROOM 2

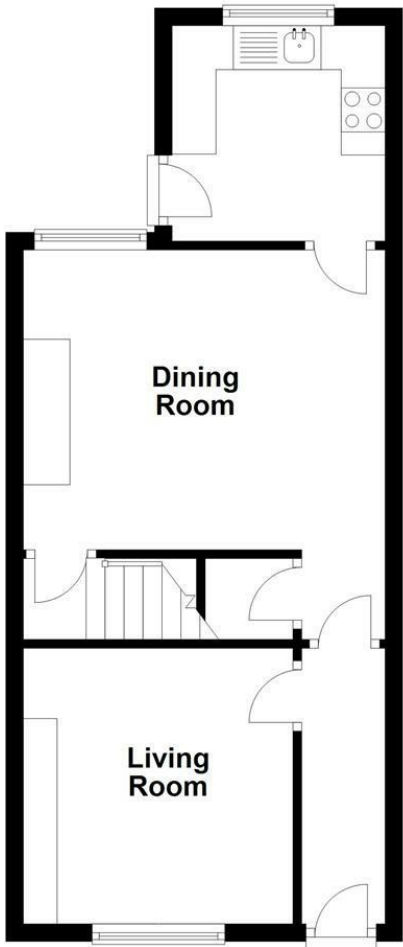


BATHROOM



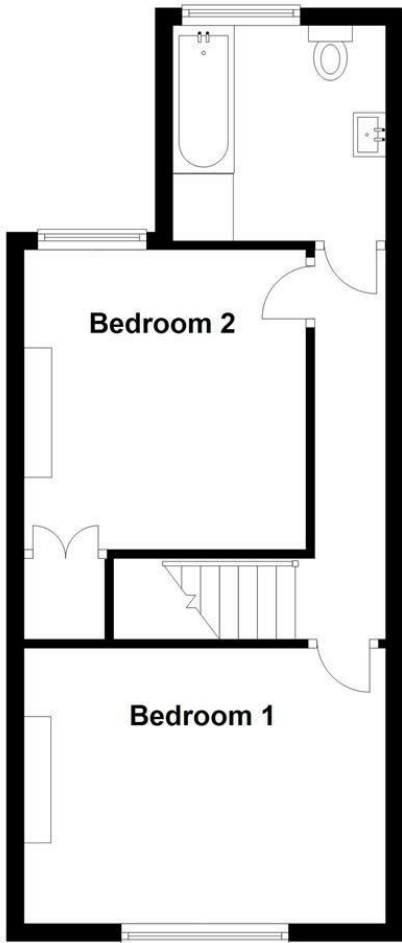
Ground Floor

Approx. 37.9 sq. metres (407.5 sq. feet)

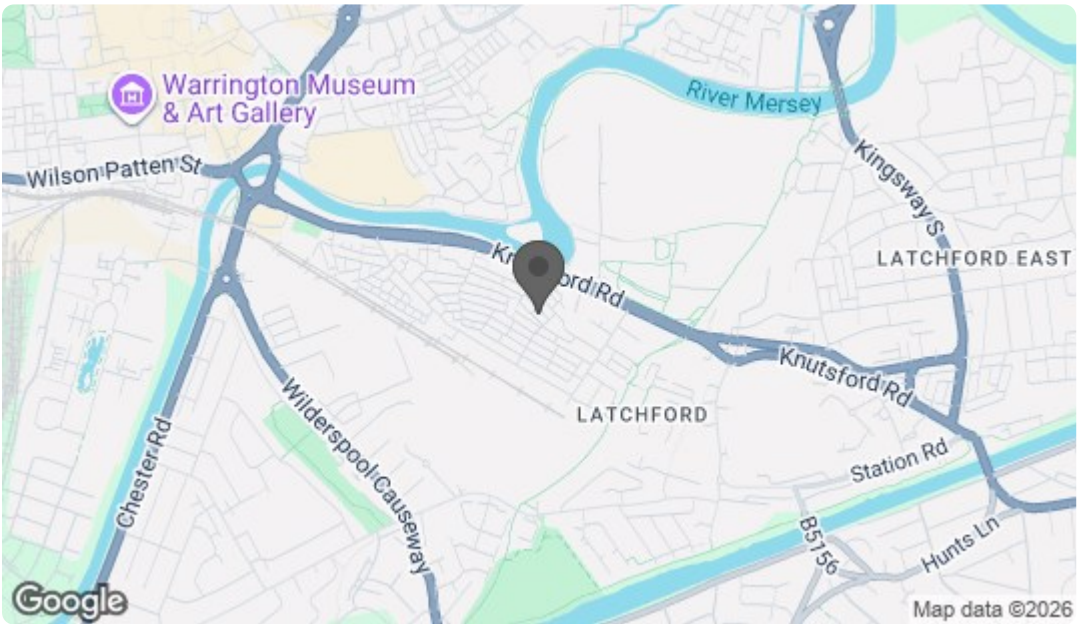


First Floor

Approx. 37.7 sq. metres (405.3 sq. feet)



Total area: approx. 75.5 sq. metres (812.8 sq. feet)



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales		EU Directive 2002/91/EC
Environmental Impact (CO ₂) Rating		
	Current	Potential
Very environmentally friendly - lower CO ₂ emissions		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not environmentally friendly - higher CO ₂ emissions		
England & Wales		EU Directive 2002/91/EC