



Bucklow Hill
The Crescent

Bucklow Hill, WA16 6RQ

The Crescent

£340,000



The Property

This beautifully appointed, three-bedroom family home has been lovingly maintained by the current owners to provide attractive accommodation with generous room proportions throughout. Particular mention must be made of the stunning, bright open-plan living dining room with its dual aspect and patio doors leading to the rear garden, the loft room which is ideal for occasional use and storage as well as the well-proportioned bedrooms. The property sits in an enviable position on a quiet cul-de-sac with open countryside on the doorstep, whilst still being in easy reach of Knutsford Town Centre and major transport links including the M56, M6 and A556.

The property is approached via a private front garden with driveway providing off-road parking for two cars.

To the rear is an enclosed garden laid with artificial grass for ease of maintenance bordered by mature shrubs, trees and hedges and with patio area perfect for al fresco dining and enjoying the open countryside views.

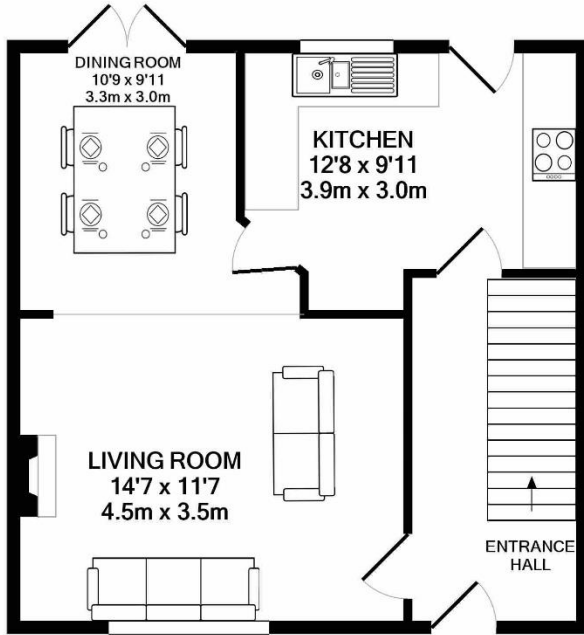
Directions

From the roundabout at Canute square head north along Manchester Road. Proceed for approx. 1 mile and at the junction with the Mere Resort turn right on to Chester Road. Proceed for approx. 1 mile and at the Bucklow Hill junction take the second left-hand turn on to Chapel Lane. Take the next right-hand turn on to Crescent Road and The Crescent and the property will be seen straight ahead of you.

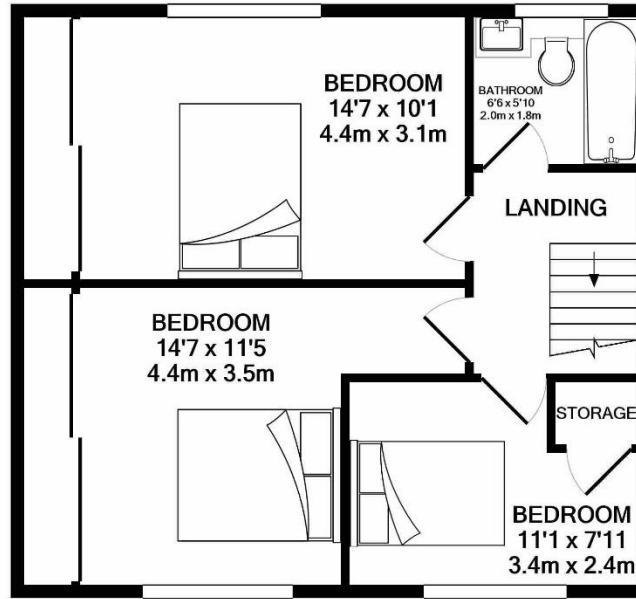
- A beautifully appointed terraced home
- Situated in a quiet semi-rural cul-de-sac location within easy reach of Knutsford Town Centre
- Generous living accommodation
- Fitted kitchen with integrated appliances
- Three double bedrooms
- Loft suitable for occasional use or full conversion (subject to relevant permissions)
- Generous rear garden with artificial lawn & patio area
- Outbuilding offering additional storage with potential to convert to home office/studio
- Off road parking

Postcode – WA16 6RQ
EPC Rating – D
Tenure – Freehold
Local Authority – Cheshire East
Council Tax – Band C

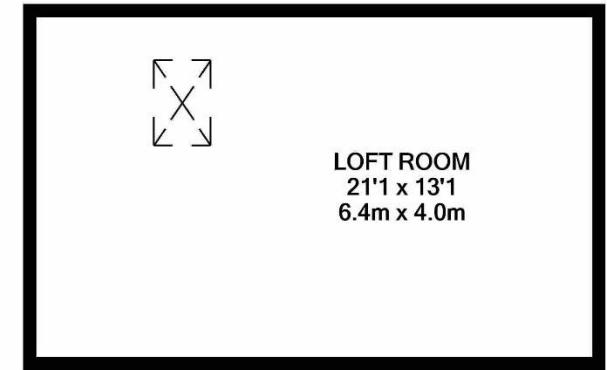




GROUND FLOOR
APPROX. FLOOR
AREA 453 SQ.FT.
(42.1 SQ.M.)



1ST FLOOR
APPROX. FLOOR
AREA 499 SQ.FT.
(46.4 SQ.M.)



LOFT
APPROX. FLOOR
AREA 275 SQ.FT.
(25.6 SQ.M.)

TOTAL APPROX. FLOOR AREA 1227 SQ.FT. (114.0 SQ.M.)

Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission, or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given

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