



Tintagel Station Road

Weaverham, Northwich

- An Exceptionally Well Presented, Detached Bungalow
- Located On The edge Of The Village, Yet Within Only A Short Walk To The Village Centre
- Quality Fixtures & Fittings, Including A Recently Installed Kitchen & Bathroom
- Spacious Lounge, Kitchen Dining Room and Useful Conservatory/Lean-To
- Two Double Bedrooms (One Currently Being Used As A Formal Dining Room)
- Luxury And Spacious Shower Room
- Private Rear Garden, Attached Single Garage & Driveway

This exceptionally well presented, detached two-bedroom bungalow offers a rare opportunity to acquire a stylish and comfortable home located on the edge of the desirable village between Weaverham and Acton Bridge, while remaining within a short walk of the village centre and its amenities.

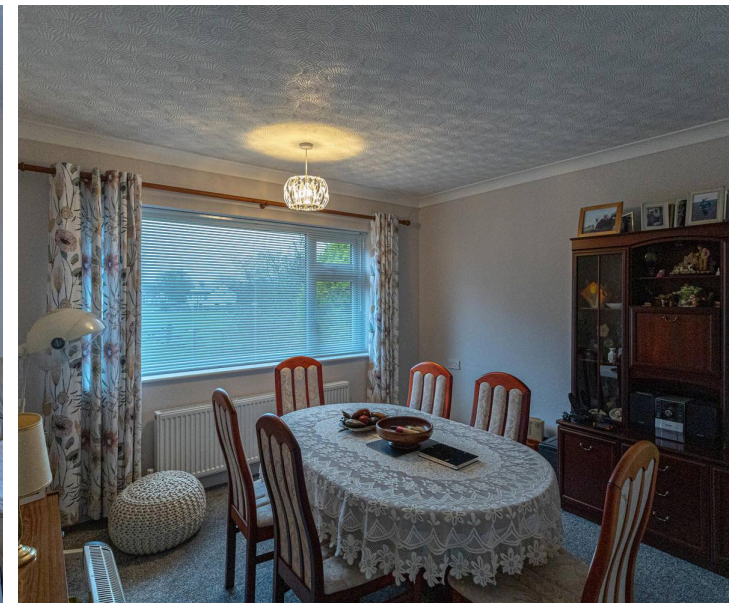
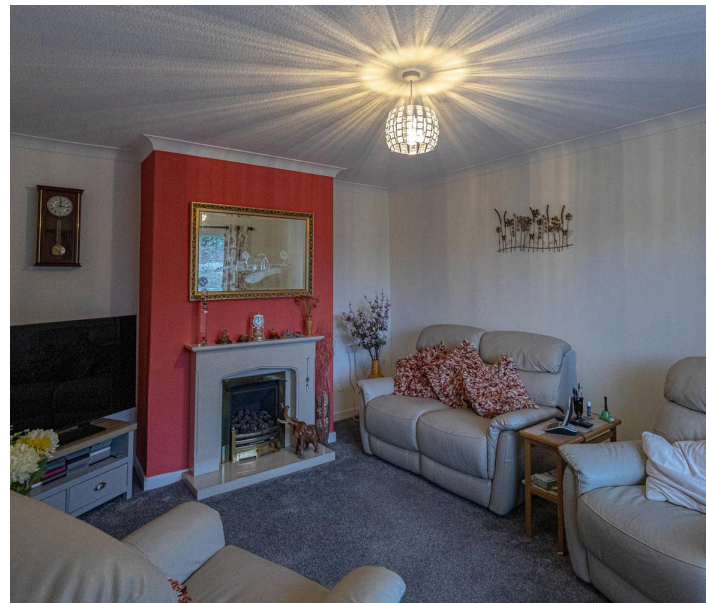
The property has been meticulously maintained and thoughtfully updated, featuring quality fixtures and fittings throughout, including a recently installed kitchen and bathroom that provide a contemporary and inviting atmosphere.

Upon entering, you are greeted by a spacious lounge that benefits from open countryside views to the front, creating a bright and relaxing living space. The kitchen dining room is both practical and attractive, with ample space for entertaining and every-day living, while the adjacent conservatory (also referred to as a lean-to) offers a versatile area for relaxation or informal dining and provides direct access to the attached single garage.

The bungalow boasts two generous double bedrooms, one of which is currently being used as a formal dining room, allowing for flexible accommodation to suit a variety of needs. The luxury and spacious shower room has been finished to a high standard, ensuring comfort and ease of use.

Additional features include a private rear garden, an attached single garage with an electrically operated roller door, and a driveway providing ample off-road parking.

With its enviable location, high-quality finishes, and adaptable living spaces, this detached bungalow represents an outstanding opportunity for those seeking a peaceful yet well-connected home with picturesque countryside views.



Tintagel Station Road

Weaverham, Northwich

The property is located in the popular village of Weaverham, which lies some 3 miles west of Northwich. There are a fantastic range of local facilities including two shopping parades, which cater for all your everyday needs. Three railway stations serve the area with the West Coast Main Line service running through Hartford and Acton Bridge enabling access to London within two hours. Trains to Manchester and Chester run from Cuddington or Greenbank stations. The A556 and A49 easily facilitate access to the region's major road network with Manchester and Liverpool airports both within 20 miles. There are two well regarded Primary Schools in the village along with Weaverham High School. Nearby Northwich caters for a more comprehensive range of amenities, including leading supermarkets with Waitrose, Sainsbury's and Tesco all represented. Council Tax band: D

Tenure: Freehold

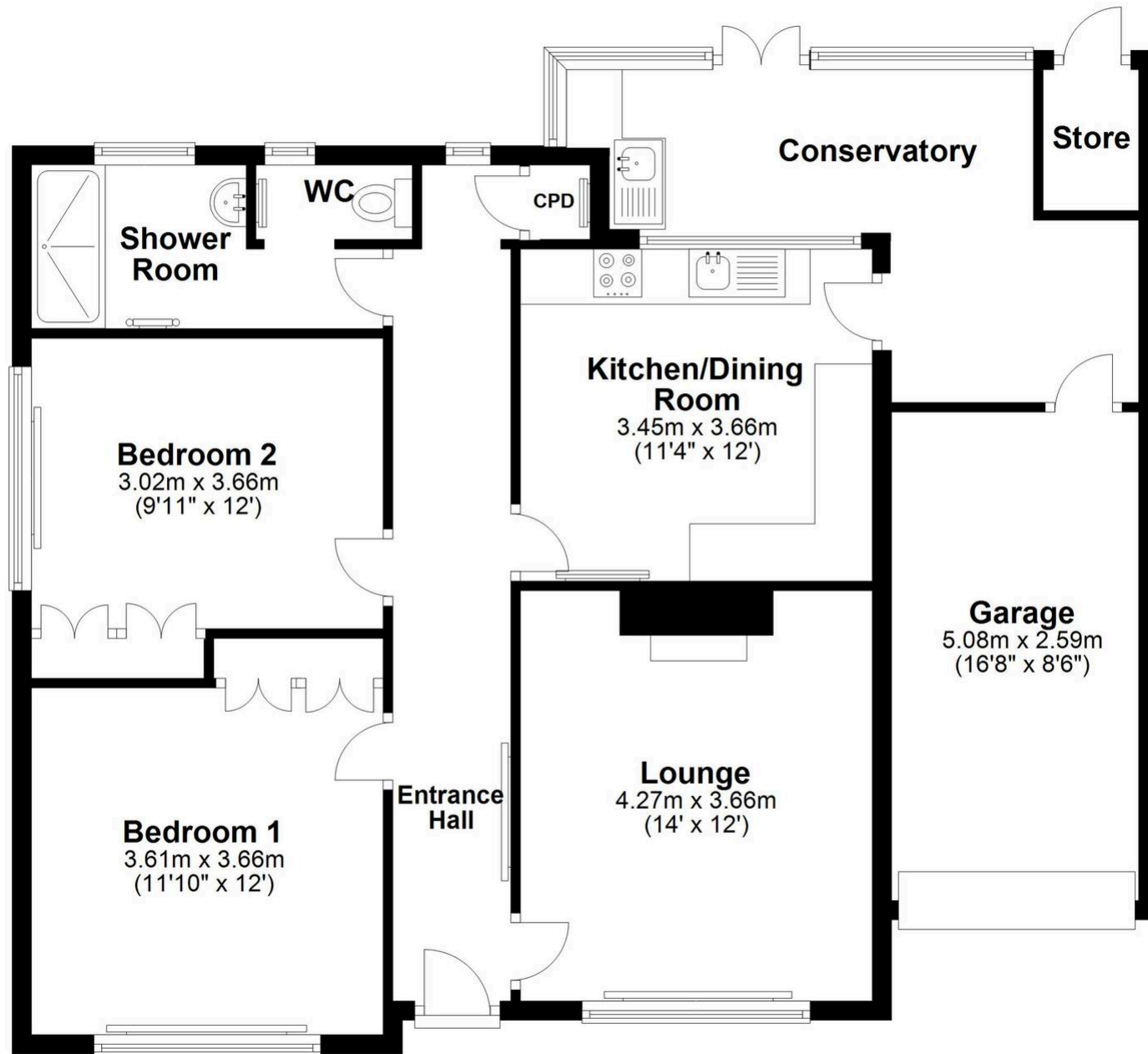
EPC Energy Efficiency Rating: D

EPC Environmental Impact Rating: D



Ground Floor

Approx. 104.4 sq. metres (1123.5 sq. feet)



Total area: approx. 104.4 sq. metres (1123.5 sq. feet)



Williams Estates

33 The Green, Hartford - CW8 1QA

01606 331784

info@westates.co.uk

www.westates.co.uk/#/



These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. All measurements quoted are approximate. We are unable to confirm the working order of any fixtures and fittings including appliances that are included in these particulars. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property. Williams Estates is the trading name of Williams Estates (Ltd). Registered address 33, The Green, Hartford, Northwich, Cheshire, CW8 1QA. Reg number 07682683. Director Andrew P Williams