




## Dingle Bank Close, Lymm, WA13 0QR

Offers In Region Of £750,000

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This beautifully maintained detached four-bedroom family home is ideally located within a few minutes walk of Lymm village and its amenities.

The accommodation includes a bright lounge which opens into a dining area and a well-appointed kitchen with granite worktops, Neff appliances and a central island. The ground floor also features a study, utility room, garden room overlooking the south-facing garden, and a stylish wet room.

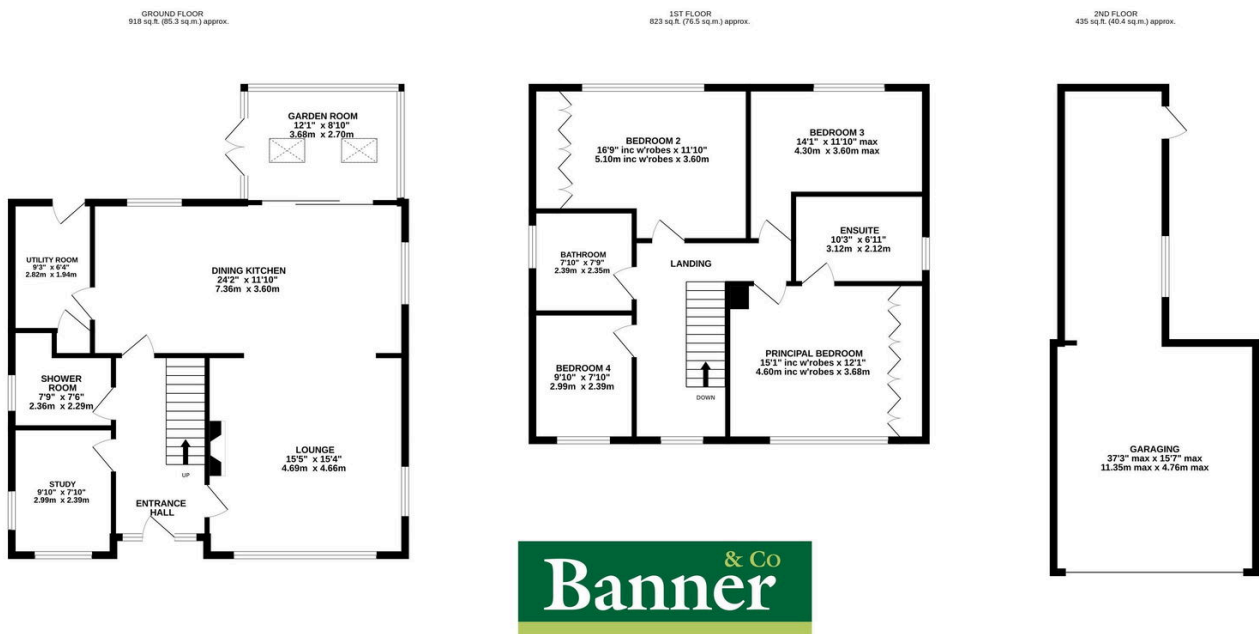
Upstairs are four well-proportioned bedrooms, including a principal bedroom with ensuite, plus a family bathroom.

Externally, there is an extended double garage, ample driveway parking and attractive front gardens, while the fully enclosed south-facing rear garden offers private outdoor space with lawns and patio areas.

Viewing is essential to appreciate this exceptional family home.

## Key Features

- Detached four bedroom family home
- Spacious and well-presented accommodation throughout
- Bright lounge with inset living flame gas fire
- Principal bedroom with fitted furniture and modern ensuite
- Extended double garage and block-paved driveway providing ample parking
- Sought-after location within walking distance of Lymm village
- Contemporary open-plan kitchen with granite worktops and quality Neff appliances
- Sun room overlooking the south-facing rear garden
- Stylish family bathroom and additional ground floor wet room
- Fully enclosed, south-facing rear garden ideal for outdoor entertaining



TOTAL FLOOR AREA : 2176 sq.ft. (202.2 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan 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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