



23 Woodside Avenue

CW2 8AL

Asking Price £240,000



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STEPHENSON BROWNE



Located in the desirable area of Woodside Avenue, Wistaston, this charming semi-detached house presents an excellent opportunity for families and individuals alike. With four well-proportioned bedrooms, this property offers ample space for comfortable living. The two reception rooms provide versatile areas for relaxation and entertainment, making it ideal for hosting family gatherings or enjoying quiet evenings at home.

The house features two bathrooms, including a family bathroom and an additional downstairs shower room, ensuring convenience for busy households. The conservatory adds a delightful touch, allowing natural light to flood in and providing a lovely space to unwind while overlooking the good-sized garden.

Parking is a breeze with space for up to three vehicles on the driveway, a valuable asset in this sought-after location. Families will appreciate the proximity to highly regarded schools, making the morning school run a simple task.

This property is appealing to a wide range of buyers, whether you are a growing family or looking for a spacious home to settle into. The well-maintained accommodation and the generous garden space further enhance its charm, making it a must-view for anyone seeking a new home in a friendly community.

In summary, this semi-detached house on Woodside Avenue is a fantastic opportunity that combines comfort, convenience, and a prime location. Do not miss the chance to make this lovely property your own.

Entrance Hall

Lounge

13'9" x 9'11" (4.214m x 3.031m)

Dining Room

10'0" x 9'11" (3.067m x 3.031m)

Kitchen

17'8" x 7'1" (max) (5.387m x 2.182m (max))

Shower Room

2'1" x 7'6" (0.642m x 2.3m)

Bedroom Four

9'7" x 6'9" (2.934m x 2.070m)

Conservatory

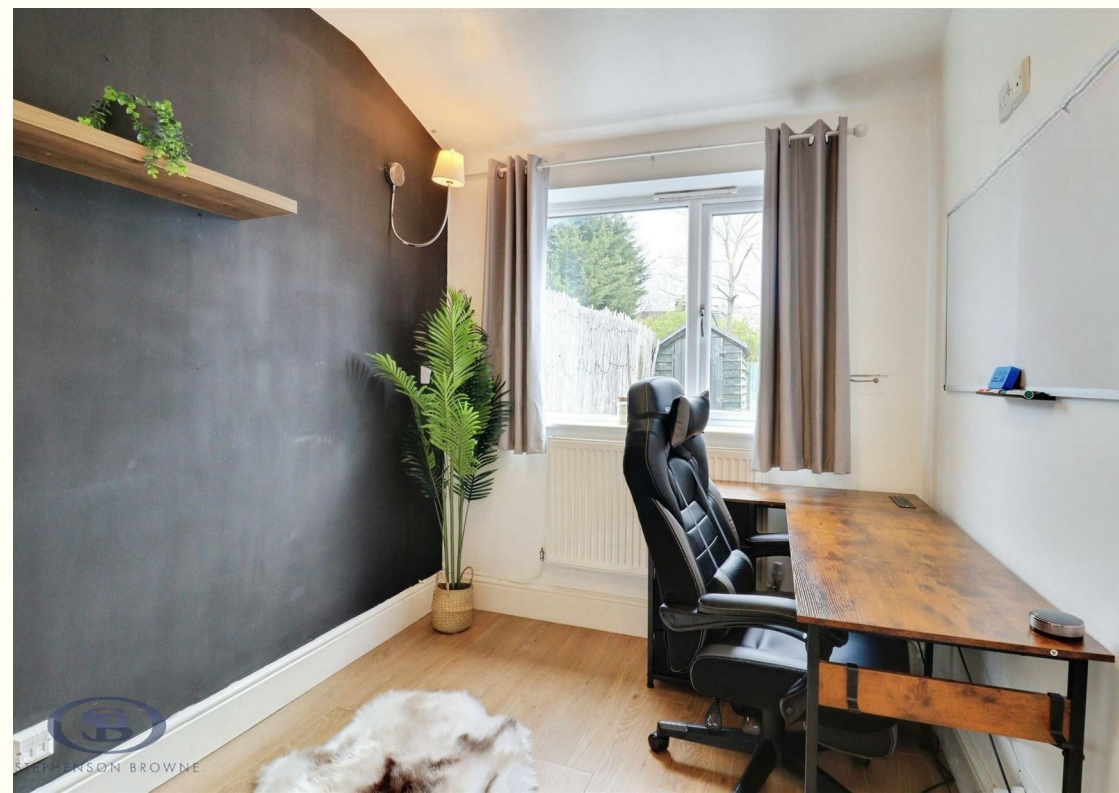
7'3" x 15'5" (2.22m x 4.71m)

Store

Stairs To First Floor

Bedroom One

14'4" x 10'1" (4.382m x 3.096m)





Bedroom Two

10'4" x 10'5" (max) (3.15m x 3.18m (max))

Bedroom Three

7'1" x 5'6" (2.176m x 1.686m)

Bathroom

Landing

Externally

The property is situated in a prime location and has driveway parking for multiple vehicles. To the rear there is an enclosed garden.

AML Disclosure

Agents are required by law to conduct Anti-Money Laundering checks on all those buying a property. Stephenson Browne charge £49.99 plus VAT for an AML check per purchase transaction . This is a non-refundable fee. The charges cover the cost of obtaining relevant data, any manual checks that are required, and ongoing monitoring. This fee is payable in advance prior to the issuing of a memorandum of sale on the property you are seeking to buy.

Council Tax

Band B

Tenure

We understand from the vendor that the property is freehold. We would however recommend that your solicitor check the tenure prior to exchange of contracts.

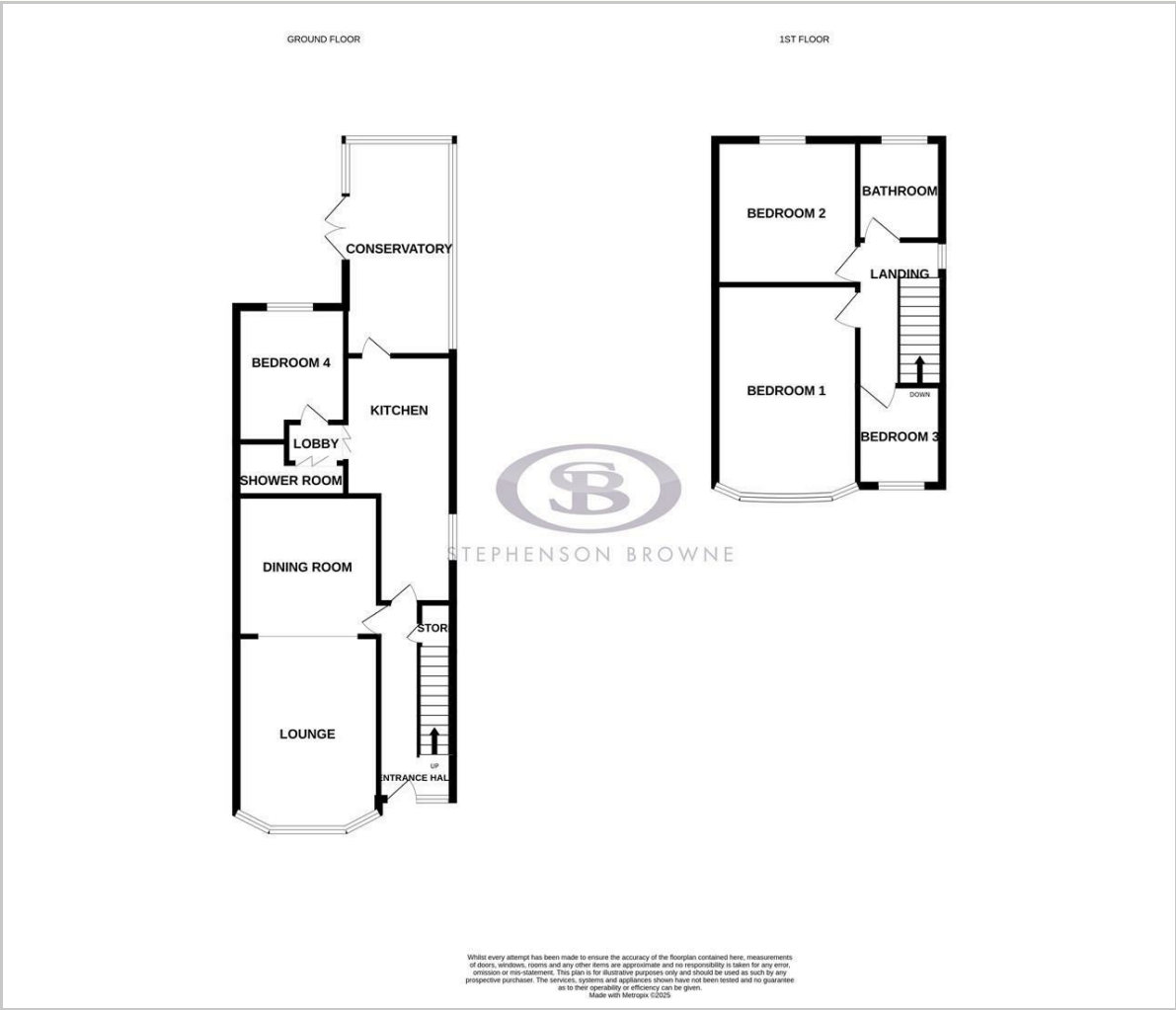
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At Stephenson Browne Crewe, our commitment to outstanding service and extensive local knowledge has earned us recognition as one of the UK's leading independent estate agents. In a highly competitive industry, we are proud to be named among the Top 500 Sales & Lettings Agents in the country and honoured by ESTA's as winners of Gold Awards in both Sales and Lettings.

For a FREE valuation, please call or email and we will be delighted to assist.



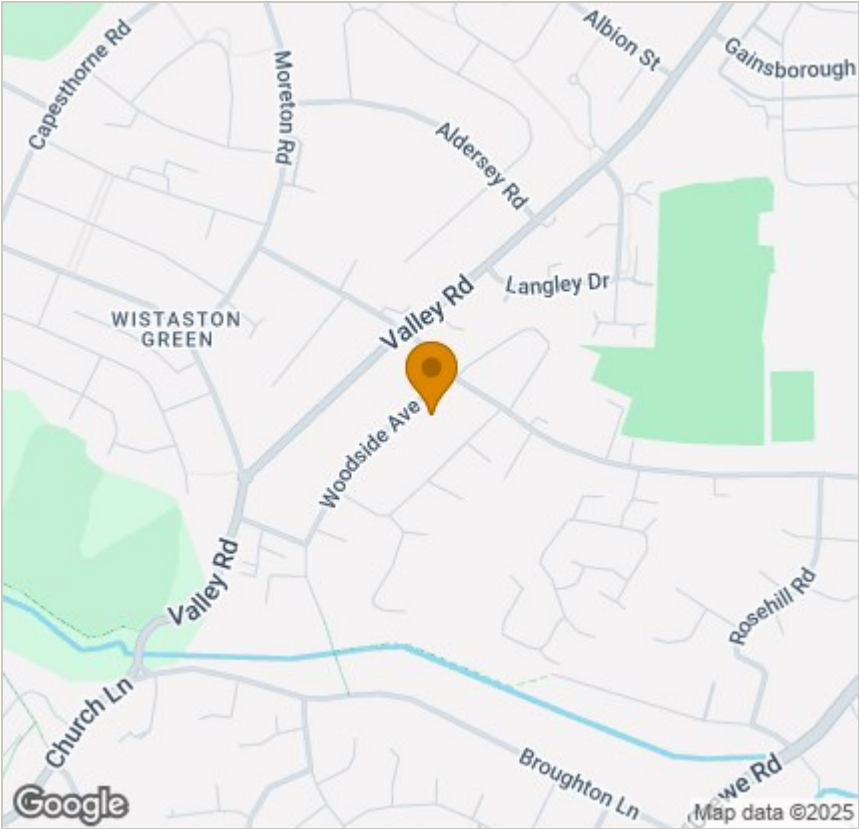
Floor Plan



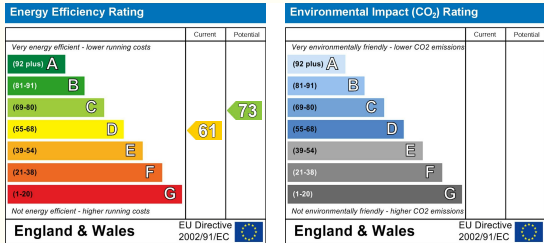
Viewing

Please contact our Crewe Sales Office on 01270 252545 if you wish to arrange a viewing appointment for this property or require further information.

Area Map



Energy Efficiency Graph



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