







8 Sandleigh Avenue

Knutsford

A well-presented 3-bed mid-terrace in quiet cul-de-sac near Knutsford centre. Driveway for 2 cars, spacious living kitchen, modern bathroom, west-facing garden, close to schools and amenities.

Council Tax band: D

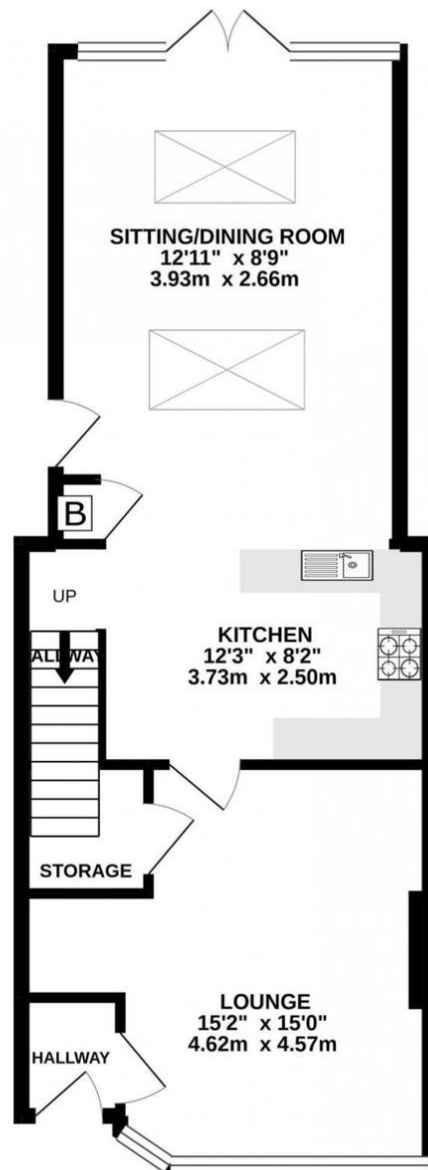
Tenure: Freehold

EPC Energy Efficiency Rating: D

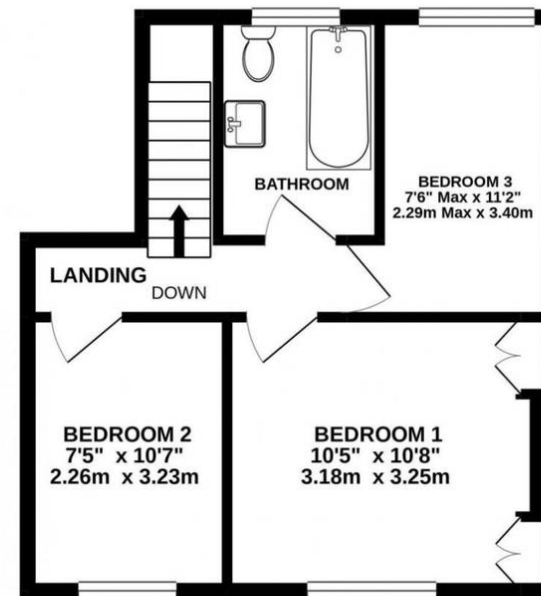
- Large extension to give a spacious living kitchen/diner - the true hub of the home
- Good sized west-facing rear garden with good privacy, ideal for afternoon and evening sunshine
- Just a few minutes walk from the town centre and The Heath, ideal for dog walking
- Quiet cul-de-sac with no through traffic and just a short walk from popular schools
- Recently fitted bathroom with stylish modern finish



GROUND FLOOR
575 sq.ft. (53.4 sq.m.) approx.



1ST FLOOR
377 sq.ft. (35.1 sq.m.) approx.



TOTAL FLOOR AREA : 953 sq.ft. (88.5 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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