



Manchester Road, Northwich CW9 7NL

welcome to

Manchester Road, Northwich

A wonderful character home carefully refurbished by the current owners to create a fabulous property offering original features twinned with a modern yet in-keeping feel. Offering spacious accommodation throughout and providing a unique opportunity to acquire exception home



Reception Hall**Living Room**

12' 9" x 11' 10" (3.89m x 3.61m)

Open Plan Dining Room

17' 9" x 13' 6" (5.41m x 4.11m)

Breakfast Kitchen

15' 2" x 11' 6" (4.62m x 3.51m)

Side Conservatory Garden Room

15' 6" x 5' 7" (4.72m x 1.70m)

Utility Room

13' 7" x 7' 1" (4.14m x 2.16m)

Shower Room

6' 11" x 6' 11" (2.11m x 2.11m)

First Floor Landing**Bedroom One**

15' 3" x 11' 7" (4.65m x 3.53m)

Bedroom Two

13' 5" x 8' 10" (4.09m x 2.69m)

Bedroom Three

8' 2" x 7' 10" (2.49m x 2.39m)

Large Family Bathroom

13' 7" x 11' 1" (4.14m x 3.38m)

Second Floor Loft Room

15' 3" x 10' 8" (4.65m x 3.25m)

Out Building

17' 4" narrowing to x 13' 11" (5.28m narrowing to x 4.24m)

Office

13' 5" x 11' 7" (4.09m x 3.53m)

Agents Note:

Please note that an AML fee is chargeable to the buyer once an offer is accepted to cover the cost of carrying out the required identity and anti-money laundering checks. Once these checks have been completed, the fee cannot be refunded, even if the property purchase does not go ahead.



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welcome to

Manchester Road, Northwich

- Exception character family home
- Carefully refurbished by the current owners
- Spacious accommodation throughout
- Three bedroom large family bathroom second shower room
- Superb large gardens and patio seating

Tenure: Freehold EPC Rating: D

Council Tax Band: C

£375,000



Please note the marker reflects the postcode not the actual property

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Property Ref:
NRT108311 - 0006

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