



RANGERS CLOSE, SAIGHTON, CHESTER

£240,000

- NO ONWARD CHAIN
- TWO DOUBLE BEDROOMS
- DOWNSTAIRS TOILET
- DRIVEWAY PARKING
- PRIVATE REAR GARDEN WITH PATIO AND LAWN
- SOUGHT-AFTER VILLAGE LOCATION

DWELL

RANGERS CLOSE, SAIGHTON, CHESTER

2
BED

1
BATH

1
RECEPTION

A beautifully presented two-bedroom home, built in 2013 and offered to the market with no onward chain, located in the highly desirable village of Saughton.

The ground floor opens into a bright and spacious living room, finished in a contemporary neutral palette with plush carpeting, creating a warm and inviting space to relax or entertain. To the rear, the modern fitted kitchen features a range of sleek units, integrated appliances, and ample worktop space, with room for dining and direct access through French doors to the garden. A convenient ground floor WC completes the accommodation.

Upstairs, the property offers two generous double bedrooms, both well-proportioned and filled with natural light. The main bedroom provides a comfortable retreat, while the second bedroom offers flexibility as a guest room, nursery, or home office. The family bathroom is stylish and modern, fitted with a bath and overhead shower, wash basin, and WC.

Externally, the property benefits from a private, enclosed rear garden, laid mainly to lawn with a patio seating area, ideal for outdoor dining and entertaining. A garden shed adds useful storage space. To the front, there is off-road parking for

two cars, all set within a quiet and well-maintained residential development.

Situated just a short drive from Chester city centre, Saughton offers the perfect balance of village living with excellent transport links, nearby amenities, and access to scenic countryside. Locally, there is a primary school, a Co-op and a public house.





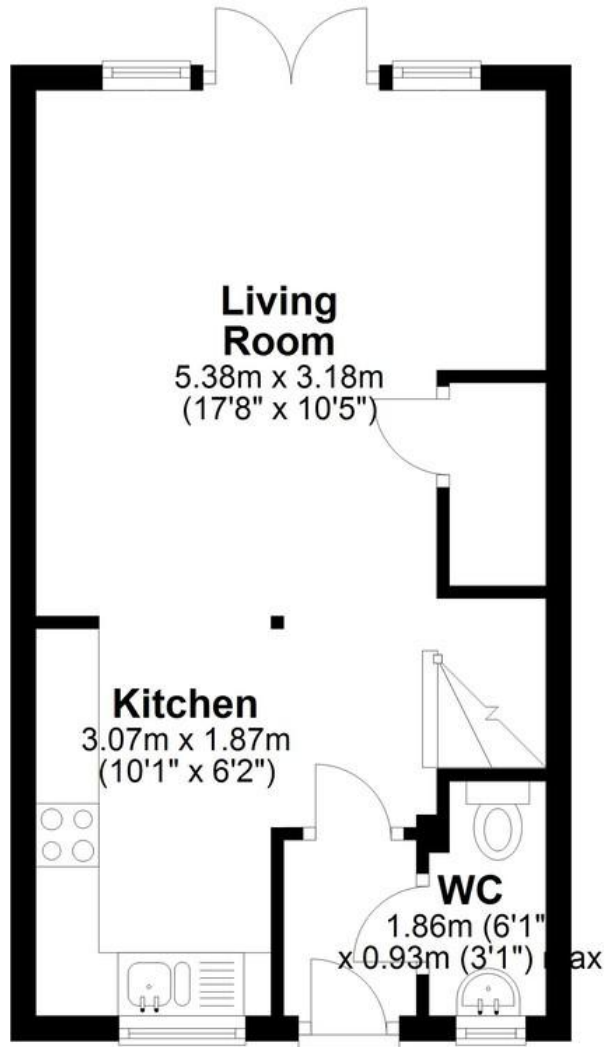
DWELL
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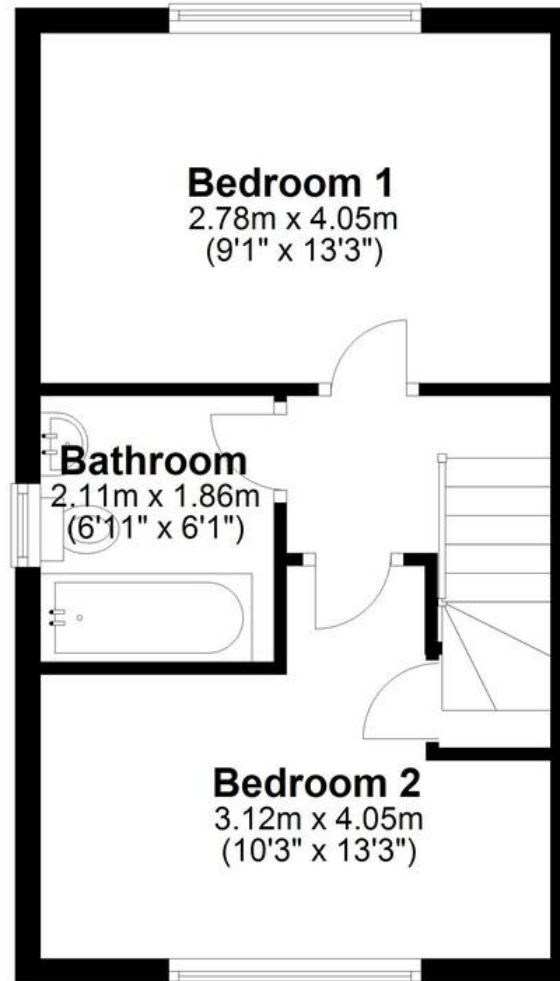


DWELL

Ground Floor



First Floor



TOTAL FLOOR AREA 640 sq ft / 59 sq m

Details are provided for guidance only. Measurements are approximate and should be independently verified.

COUNCIL TAX

Band B

LOCAL AUTHORITY

Cheshire West and Chester
Council

TENURE

Freehold

SERVICE CHARGE (PA)

GROUND RENT (PA)

EPC

Score	Energy rating	Current	Poten
92+	A		92
81-91	B		
69-80	C	78 C	
55-68	D		
39-54	E		
21-38	F		
1-20	G		

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