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HOWELL & CO.
SALES & LETTINGS









40 Wellfield Street, Warrington, WA5 1AZ

£875 PCM

TERRACED PROPERTY, TWO BEDROOMS, TWO RECEPTION ROOMS, KITCHEN WITH ELECTRIC HOB, GREAT LOCATION, VIEWING RECOMMENDED.

Howell and Co. are delighted to offer to the rental market this two bedroom mid terrace property on Wellfield Street, close to local amenities.

This property briefly comprises: Living room, dining room with stairs leading up, spacious kitchen, rear anti space with storage cupboard, and a spacious bathroom with shower over bath, two double bedrooms.

The accommodation is complete with a rear enclosed yard, uPVC double glazing and gas central heating.

Wellfield Street is a short distance from Warrington Town Centre, and its array of shops, bars and restaurants. The towns two main railway stations, Central and Bank Quay, both of which bring fast and frequent train services, which connect you to any part of the country, are also in the Town Centre. The area benefits from being close to local motorway systems, which allows for easy commuting from Liverpool, Manchester, etc.

EXTERNAL




Externally the property has an enclosed rear yard.

KITCHEN




Kitchen, with a range of wall and base units. Complete with stainless steel sink with mixer tap, and a Upvc double glazed window to the side elevation.
Oven is not provided.

LIVING ROOM




Accessed via a Upvc front door, Upvc double glazed window to the front elevation,

DINING ROOM




with stairs leading up Upvc double glazed window to the rear elevation,

ANTI SPACE

With storage cupboard and an exterior door leading to the rear yard.

BATHROOM



Fitted with a three piece suite comprising: Pedestal wash hand basin, low level w.c and panelled bath with shower over, part tiled walls, Upvc double glazed window to the rear elevation.

MASTER BEDROOM

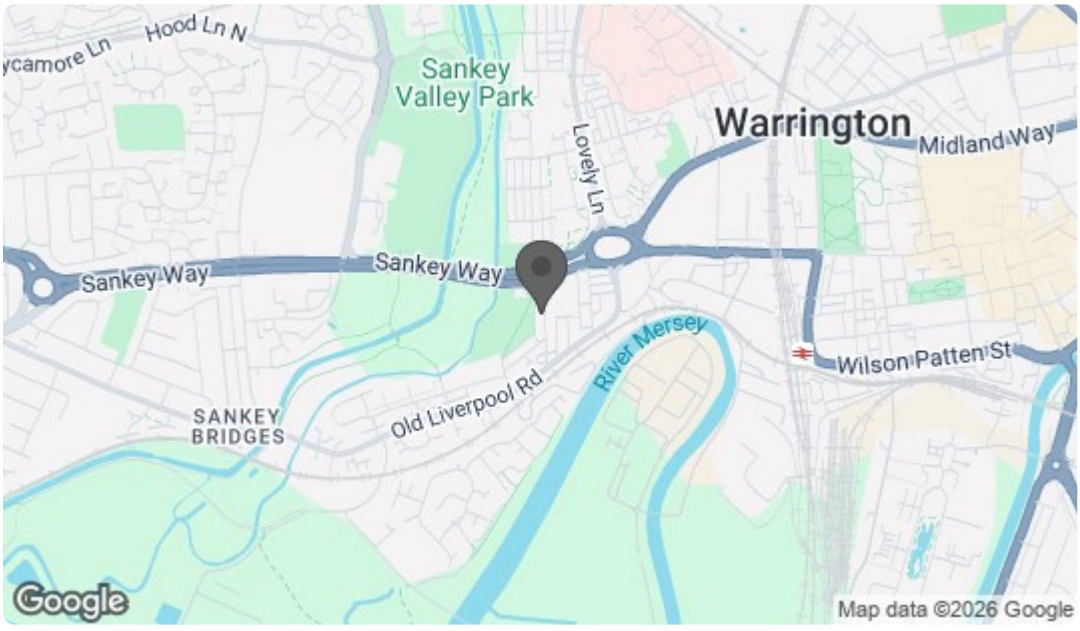


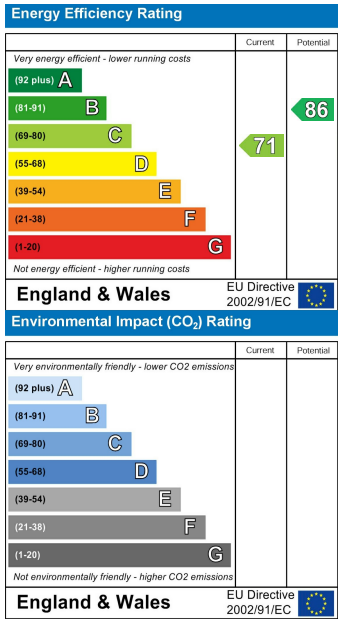

With two Upvc double glazed windows to the front elevation.

BEDROOM TWO




Double bedroom with storage cupboard and a Upvc double glazed window to the rear elevation.





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