



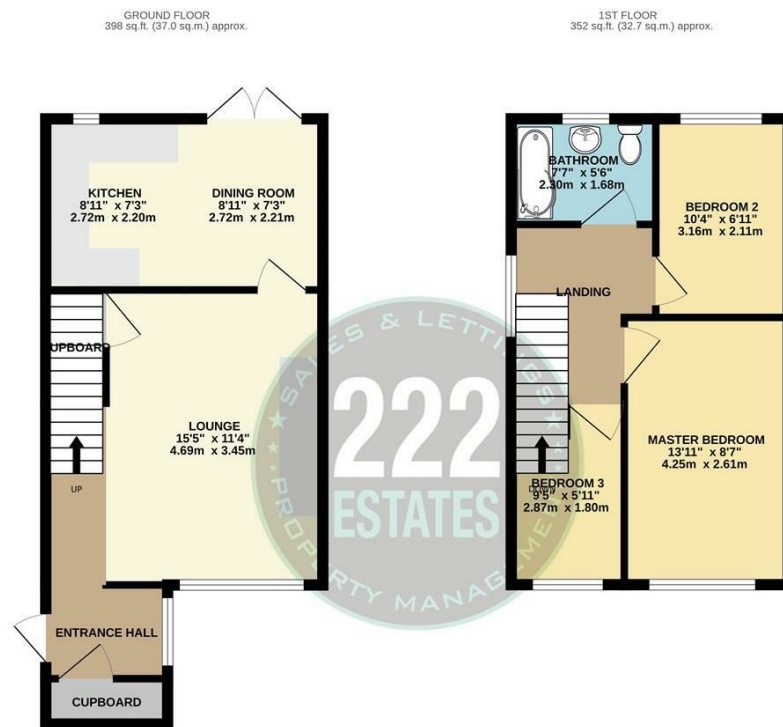
129 BIRDWELL DRIVE

WARRINGTON, WA5 1XD

£260,000
FREEHOLD

Nestled in the charming area of Birdwell Drive, Great Sankey, Warrington, this beautifully refurbished semi-detached house offers a perfect blend of modern living and classic appeal. Built approximately 1975, the property has been meticulously updated throughout, ensuring a comfortable and stylish home for its new owners.





3 BEDROOM SEMI
TOTAL FLOOR AREA: 750 sq.ft. (69.6 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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Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	

Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements

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