

CHANGING HOME



Greensway | Curzon Park | Chester | CH4 8BE

£710,000

A truly stunning, newly fully refurbished and extended 4 bedroom, 3 bathroom detached dormer bungalow in the heart of Curzon Park. Finished to exacting standards and overlooking an attractive green to the front this beautiful property is available with no onward chain and has a stunning kitchen/diner with an vaulted ceiling and amazing feature window. Internal viewing a must.

Property Description

LOCATION

The property directly overlooks an attractive Green to the front and is set in the heart of Curzon Park one of Chester's foremost residential areas.

Curzon Park is set just to the south of the City Centre and close to the River Dee. The City Centre is well within walking distance.

Access to Chester Business Park, Handbridge, Airbus and Broughton Retail Park is simple. The main road network is also easily accessed via the A55. Both King's School and Queen's School are a short drive away.

PROPERTY DESCRIPTION

This stunning 4 bedroom detached family home has been extended and then lovingly refurbished to exacting standards and is now a beautiful home overlooking an attractive green in the heart of Curzon Park.

The accommodation is set on 2 floors and is flexible and spacious. The centre piece being an magnificent kitchen/lounge/diner that overlooks the rear garden and has large feature windows and vaulted ceiling.

Underfloor heating to the ground floor and ample parking to the front.

HALL

Accessed via a composite front door. The hall floor is partially tiled and partially with oak floor. Recessed spotlights and under stairs cupboard.

LIVING ROOM

23' 3" into bay x 11' 1" (7.09m x 3.38m) With wood burning stove with a fireplace with timber mantle and slate hearth. oak floor, recessed spotlights and UPVC double glazed bay window to the front. Frosted UPVC double glazed window to the side.

KITCHEN/LOUNGE/DINER

23' 0" x 17' 7" (7.01m x 5.36m) max. The hub of the home is this superb room. There is a vaulted ceiling with feature beam and huge feature window to give the room a very bright and spacious feel.

The newly fitted kitchen incorporates large full length integral fridge and freezer, dishwasher, washing machine, Bosch oven and microwave. Bosch ceramic hob. Fitted floor and wall units with a island unit with breakfast bar and large corner unit. Timber worktops and double Belfast style sink. Recessed spotlights. Worcester boiler. Ceramic tiled floor. 2 sets of UPVC double glazed French doors to the rear.



BEDROOM 3

11' 5" into bay x 10' 8" (3.48m x 3.25m) With Oak floor and UPVC double glazed bay window.

BEDROOM 4

11' 3" x 7' 10" (3.43m x 2.39m) With oak floor and UPVC double glazed window.

SHOWER ROOM

6' 3" x 7' 3" (1.91m x 2.21m) With a new white suite of a WC, wash hand basin and shower cubicle. Recessed spotlights and extractor fan. Frosted UPVC double glazed window.

LANDING

With Velux roof window to the front.

BEDROOM 1

12' 8" x 11' 4" (3.86m x 3.45m) and 8' 1" x 5' 9" (2.46m x 1.75m) With a row of doors to give access to eaves storage. Newly laid carpet, contemporary radiator and Velux roof window.

EN-SUITE

4' 11" x 8' 1" (1.5m x 2.46m) With a new suite in white of a WC, wash hand basin and shower cubicle. Extractor fan, recessed spotlights and heated towel rail.

BEDROOM 2

17' 11" x 7' 8" (5.46m x 2.34m) and 8' 0" x 5' 9" (2.44m x 1.75m) With Velux roof window. Doors to eaves storage. UPVC double glazed window. Contemporary radiator.

BATHROOM

10' 8" x 6' 1" (3.25m x 1.85m) With a new white suite of a paneled bath, wash hand basin on a vanity unit and WC. recessed spotlights, extractor fan and frosted UPVC double glazed window. Contemporary radiator.

GARAGE

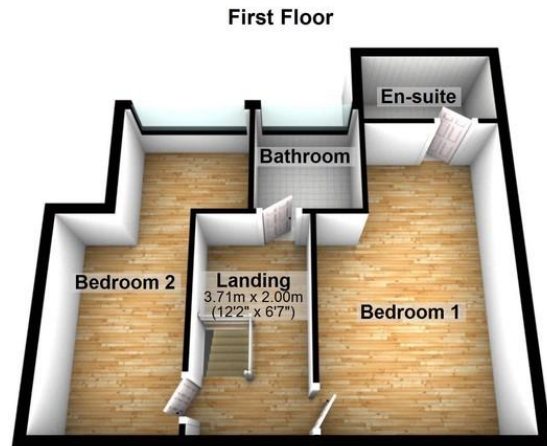
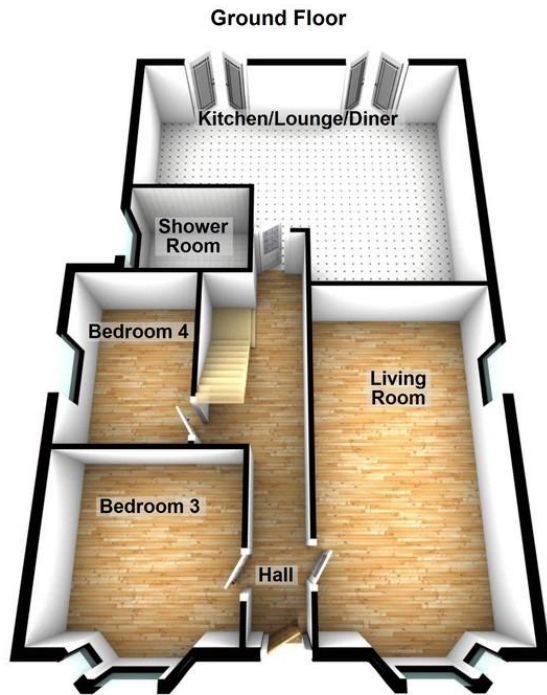
To the rear of the property is a single detached garage with up and over door and door to the side.

OUTSIDE

To the front is a large block paved drive which provides ample parking and extends along the side of the property. Gates give access to the rear garden.

The rear garden has a sunny aspect and a patio, lawn, shed and neat raised borders.





for illustration only not to scale
Plan produced using PlanUp.

Tenure

Freehold

Council Tax Band

D

Viewing Arrangements

If you wish to make an appointment to view this or any other property that we have for offer please call us on 01244 345664

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Energy Efficiency Rating

	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92+) A		
(81-91) B		84
(69-80) C	77	
(55-68) D		
(39-54) E		
(21-38) F		

Agents Note: Whilst every care has been taken to prepare these sales particulars, they are for guidance purposes only. All measurements are approximate 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 are advised to recheck the measurements