

1B Selkirk Drive, Curzon
Park, Chester

£475,000

CURRANS
homes



Situated within Curzon Park whilst being a short walk away from Hough Green & Westminster Park, "Casa Mia" offers a great location together with lots of potential to extend and improve.

A particular feature of this detached home is a very private walled south westerly facing rear garden. The property is approached by a gated driveway with off road parking and an integral single garage.

The accommodation comprises in brief; entrance hall with stairs off, bright and spacious living room with parquet flooring and a "Living Flame" gas fire, glazed double doors to the dining room which overlooks the rear garden, fitted kitchen with a range of white gloss finished units with integrated cooking appliances.

To the first floor there are three bedrooms with fitted wardrobes to beds one & two with the master bedroom benefits from an en-suite shower room, further main family bathroom.

NO CHAIN.





FINER POINTS

- * Pleasant tree lined walks to the City centre
- * Short distance away from Westminster Park with its range of sporting facilities
- * Also within walking distance of Chester golf club which has fine views over the racecourse to the City centre
- * Close to Hough Green which has regular bus services to the City centre
- * South westerly facing, private walled garden
- * Two car driveway leading to an integral garage
- * Sold with no ongoing chain

These particulars are intended to give a fair and substantially correct overall description for the guidance of intending purchasers and do not constitute an offer or part of a contract. Prospective purchasers ought to seek their own professional advice. All descriptions, dimensions, areas, reference to condition and necessary permissions for use and occupation and other details are given in good faith and are believed to be correct, but any intending purchasers should not rely on them as statements or representations of fact, but must satisfy themselves by inspection or otherwise as to the correctness of each of them. All measurements are approximate.

Tenure: Freehold

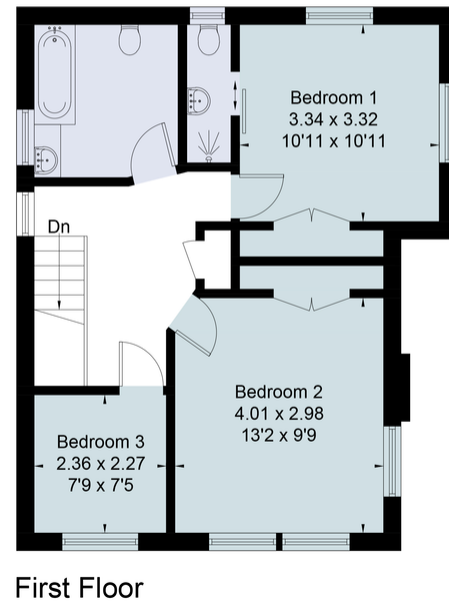
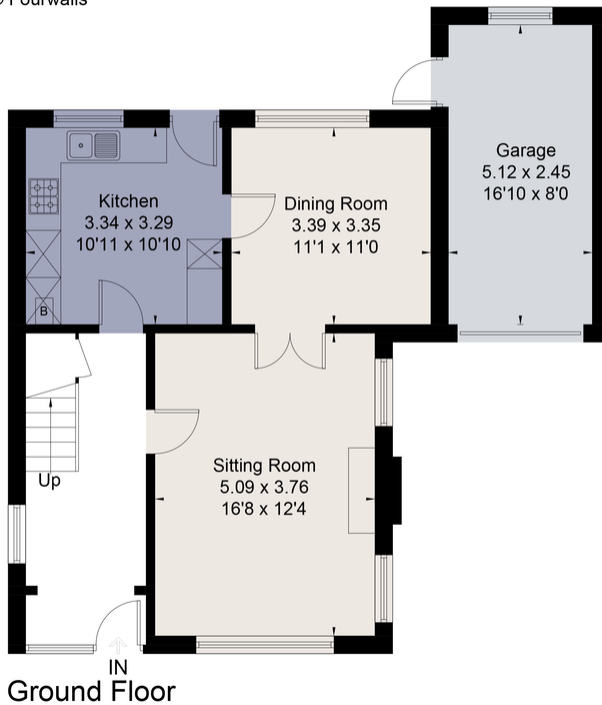
Local Authority: Cheshire West and Chester Council

Council Tax: Band D

Viewings: By appointment only



Approximate Area = 109.7 sq m / 1181 sq ft
 Garage = 12.6 sq m / 136 sq ft
 Total = 122.3 sq m / 1317 sq ft
 For identification only. Not to scale.
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Surveyed and drawn in accordance with the International Property Measurement Standards (IPMS 2: Residential)
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