

CHANGING HOME



Meadows Place | Handbridge | Chester | CH4 7ED

£255,000

A quite superb extended three bedroom home with parking to the front and a beautiful rear garden within a cul-de-sac in the heart of popular Handbridge. The property also has excellent loft room currently used currently as an extra living room.

Hall, lounge, kitchen/diner and bathroom. 3 bedrooms and the loft room.

Property Description

LOCATION

Handbridge is a very popular location providing an excellent selection of shops, public houses, restaurants and excellent primary and secondary education. The property is within walking distance of Chester City Centre with delightful views from the bridge over the River Dee as you approach the City. Access to the main A55 is simple as is access to Chester Business Park, Airbus and Broughton Retail Park.

HALL

Accessed via a composite front door and with a radiator and wood effect laminate floor.

LIVING ROOM

13' 8" x 12' 10" (4.17m x 3.91m) With a wood burning stove within an attractive brick fireplace with tiled hearth. UPVC double glazed window, wood effect laminate floor and radiator.

KITCHEN/DINER

16' 11" x 8' 10" (5.16m x 2.69m) With a range of fitted floor, wall and full length units. 4 ring gas hob with oven below and stainless steel extractor over. Integral dishwasher. Space for a washing machine and fridge/freezer. Dishwasher. Wood effect laminate floor and partly tiled walls. UPVC double glazed door and window to the rear garden. Recessed spotlights and radiator.

BATHROOM

9' 11" x 5' 9" (3.02m x 1.75m) With a white suite of a WC, wash hand basin on a vanity unit and paneled bath with shower and screen. Partly tiled walls, recessed spotlights and radiator. Wood effect laminate floor and 2 frosted UPVC double glazed windows.



BEDROOM 1

13' 11" x 9' 8" (4.24m x 2.95m) With a feature cast iron fireplace. Radiator, UPVC double glazed windows and wood effect laminate floor.

BEDROOM 2

12' 2" x 8' 5" (3.71m x 2.57m) With wood effect laminate floor, radiator and UPVC double glazed window.

BEDROOM 3

9' 4" x 8' 4" (2.84m x 2.54m) With wood effect laminate floor, radiator and UPVC double glazed window. Wall mounted Worcester combi boiler.

OUTSIDE

To the front is a brick edged tarmac parking area with attractive well stocked borders. There is a lovely rear garden with a plethora of plants, trees, shrubs and flowers together with a decked area, gravel area, tap and brick shed. A gate is set to the rear.





Tenure

Freehold

Council Tax Band

B

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

Contact Details

40 Lower Bridge Street
Chester
Cheshire
CH1 1RS

www.changing-home.co.uk
jeremy@changing-home.co.uk
01244 345664

Energy Efficiency Rating

	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92+) A		
(81-91) B		
(69-80) C		79
(55-68) D	64	
(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