

CHANGING HOME



Canal Place | Christleton | Chester | CH3 6DJ

£220,000

A chance to buy an 80% share in the property but pay no rent for other 20% share.

A modern, well appointed and spacious 3 bedroom end of terrace property on the edge of very popular Christleton Village.

Hall, kitchen, lounge/diner and cloakroom. 3 bedrooms and bathroom. Good sized rear garden with parking beyond.

Property Description

LOCATION

The property is set just to the south of Chester on the edge of Christleton village. Chester City Centre is a short drive away. The property is very close to the canal. The Cheshire Cat gastro pub is a short walk away. The main A55 is easily accessed.

HALL

Accessed via a composite front door and with a radiator.

LIVING ROOM

18' 1" max x 15' 6" (5.51m x 4.72m) With UPVC double glazed double doors and window onto the rear garden. 2 radiators and built in store cupboard.

KITCHEN

8' 5" x 10' 5" (2.57m x 3.18m) With a range of fitted floor and wall units. 1 1/2 bowl stainless steel sink unit. 4 ring hob with stainless steel extractor hood over and oven below. Spotlights and radiator. Space for a washing machine, dishwasher and fridge/freezer.

CLOAKROOM

With a white suite of a WC and wash hand basin. Tiled floor, extractor fan and radiator.

LANDING

With loft access and radiator. Built in cupboard housing Baxi boiler.

BEDROOM 1

13' 11" x 8' 6" (4.24m x 2.59m) With UPVC double glazed window and radiator.

BEDROOM 2

14' 11" x 8' 6" (4.55m x 2.59m) With UPVC double glazed window and radiator.



BEDROOM 3

8' 9" x 6' 9" (2.67m x 2.06m) With UPVC double glazed window and radiator.

BATHROOM

6' 6" x 5' 6" (1.98m x 1.68m) With a white suite of a WC, wash hand basin and paneled bath with shower and screen over. Frosted UPVC double glazed window, partly tiled walls, radiator and extractor fan.

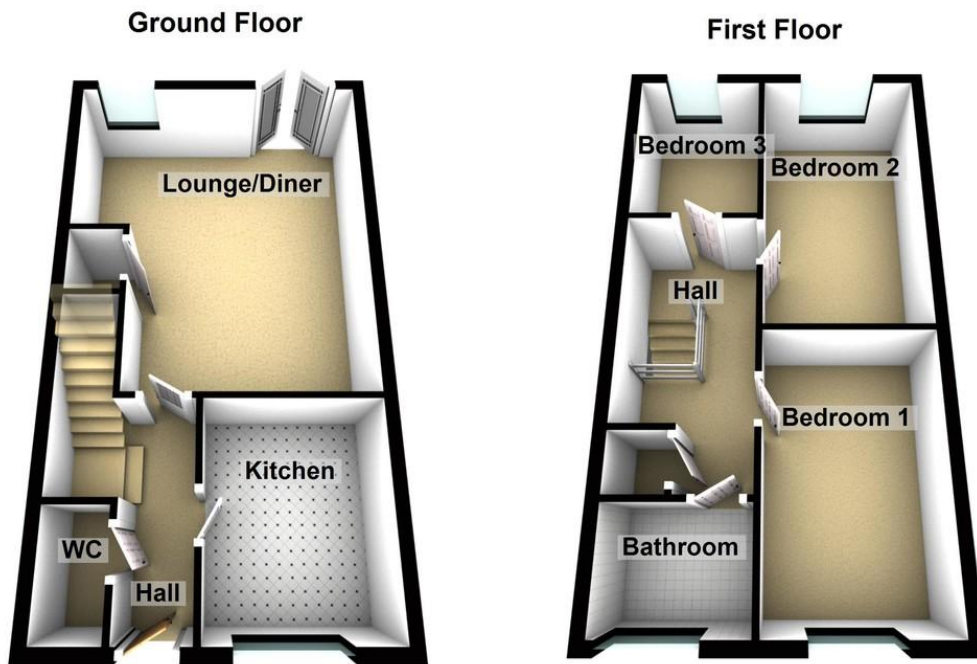
OUTSIDE

To the rear is an enclosed garden with lawn and 2 patios. A gate leads to the parking area behind the garden.

LEASEHOLD DETAILS

The property is held under a lease which has 114 years to run. We understand that the service charge of £23 per month is payable for the upkeep of communal areas.





for illustration only not to scale
Plan produced using PlanUp.

Tenure

Leasehold

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

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Agents Note: Whilst every care has been taken to prepare these sales 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 are advised to recheck the measurements