



**1 Falconwood Chase, Worsley**  
**£725,000**

# 1 Falconwood Chase

Worsley, Manchester

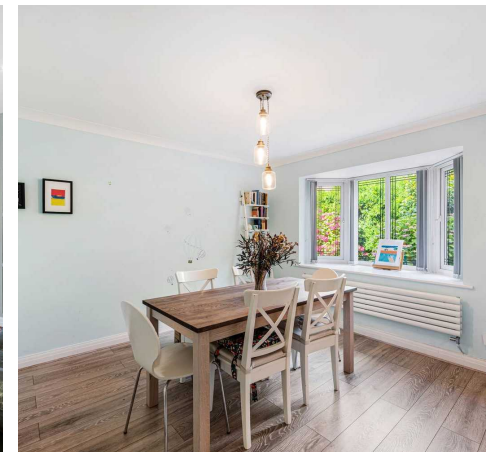
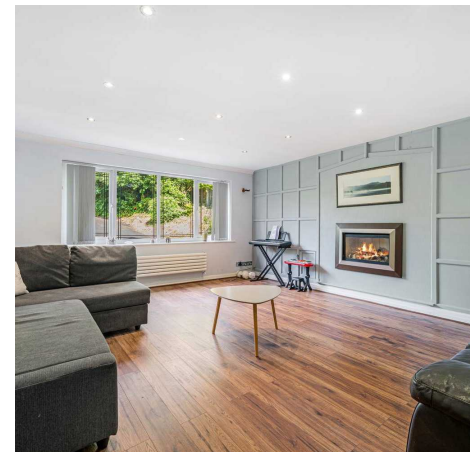
Millbrooke are delighted to bring to the market this impressive, detached five-bedroom family home situated in a much sought-after location in the heart of Boothstown. Nestled at the head of an attractive cul-de-sac this freehold property boasts superb accommodation within an enviable setting. Council Tax band: G

Tenure: Freehold

EPC Energy Efficiency Rating: C

EPC Environmental Impact Rating: D

- Many local amenities
- Excellent transport links
- Private garden to the rear
- Master bathroom en-suite shower room
- Sought After Location
- Very spacious property
- No onward chain!
- 5 bedrooms
- 4 reception rooms
- Utility room and guest w/c



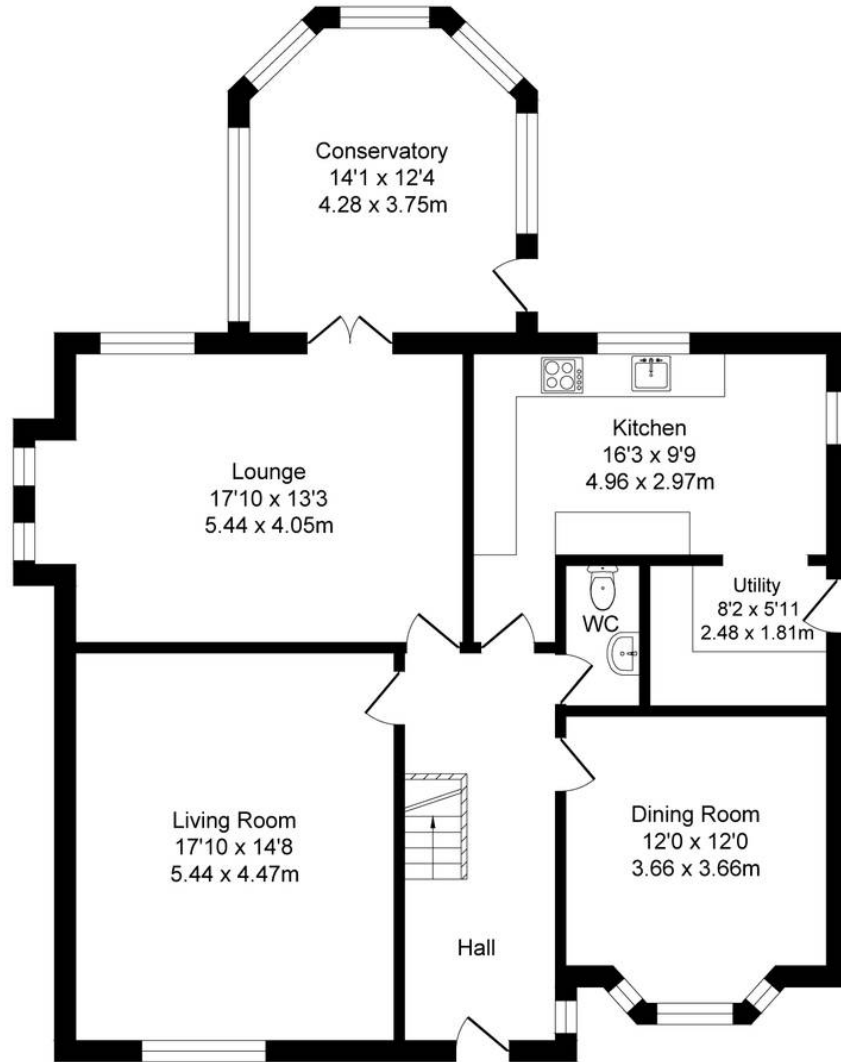




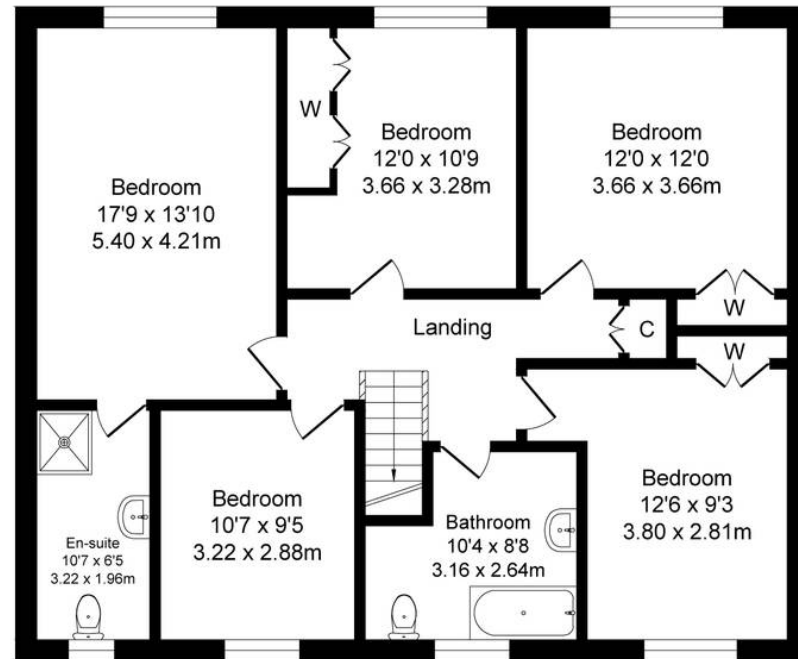
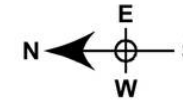
# Falconwood Chase

## Total Approx. Floor Area 2221 Sq.ft. (206.3 Sq.M.)

Surveyed and drawn by Lens Media for illustrative purposes only. Not to scale. Whilst every attempt was made to ensure the accuracy of the floor plan, all measurements are approximate and no responsibility is taken for any error.



Ground Floor  
Approx. Floor Area 1245 Sq.Ft (115.7 Sq.M.)



First Floor  
Approx. Floor Area 975 Sq.Ft (90.6 Sq.M.)



## Millbrooke Estate Agents

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