



27 St. Vincent Drive

Hartford, Northwich

- Extended Detached Family Home With An Open Aspect To The Rear
- Well Purposed Layout Incorporating Open Plan Living & Individual Rooms To Enjoy & Relax
- Four Good Size Bedrooms, En-suite Shower Room & Family Bathroom
- Double Garage & Block Paved Driveway
- Mature & Private Gardens, Which Back On To A Protected Residents Park

Presenting this exceptional 4-bedroom detached house, an extended family home boasting a captivating open aspect to the rear. A property thoughtfully designed with a well-purposed layout that seamlessly blends open-plan living areas with individual rooms tailored for relaxation and entertainment.

Step inside to discover four generously proportioned bedrooms, accompanied by an en-suite shower room and a family bathroom, ensuring comfort and convenience for all. The addition of a double garage and a block-paved driveway provides ample parking space for residents and guests alike.

Tucked away within mature and private gardens that offer a serene retreat, the property also benefits from a unique setting that backs onto a protected residents park, enhancing privacy and tranquillity.

Situated with optimal convenience in mind, this home is ideally located within a short stroll to Hartford Railway Station, catering to the needs of commuters and travellers alike.

The heart of this residence lies in the living kitchen, featuring a part-vaulted ceiling and a tall glazed wall that allows natural light to cascade into the living space, creating an ambience of warmth and openness.

Beyond the kitchen, this abode boasts three versatile reception



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Hartford is a bustling Cheshire village with an excellent range of local facilities including a hub of shops at its centre, offering everything you could want or need. There are three public house's in the village, The Red Lion, The Coachman and the recently renovated Hartford Hall Hotel, in addition there are two wine bars/bistros; La Bella Chime, located in the heart of the village and The Hart of Hartford, which is located on School Lane. Two railway stations serve the village with the West Coast Main Line service running through Hartford, enabling access to London within two hours. Trains to Manchester and Chester run from Greenbank station. The A556 and A49 easily facilitate access to the region's major road network with Manchester and Liverpool airports both within 20 miles. Above all, where Hartford really excels is its range of excellent schools. the well regarded Grange private school is less than a mile away and both Hartford High and St Nicholas Catholic High School are within walking distance as are the four village primary schools; Hartford Primary School, St Wilfrid's Catholic Primary School, Hartford Manor Community School and the private Grange primary School. Nearby Northwich caters for a more comprehensive range of amenities, including leading supermarkets with Waitrose, Sainsbury's and Tesco all represented. Council Tax band: G

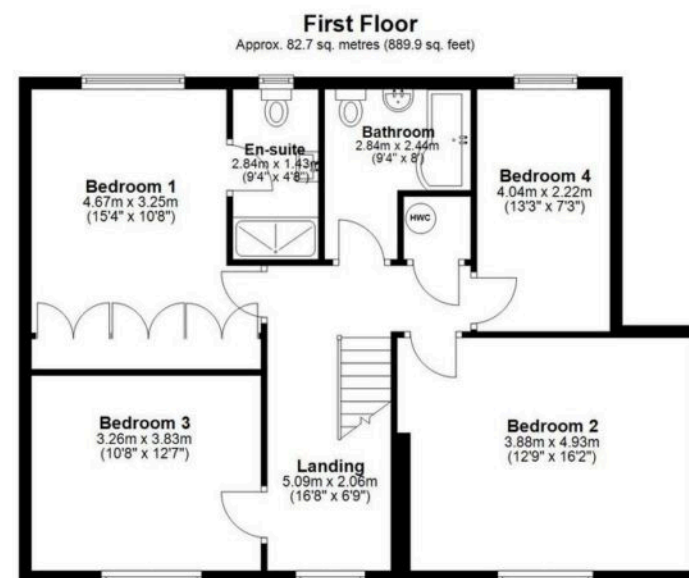
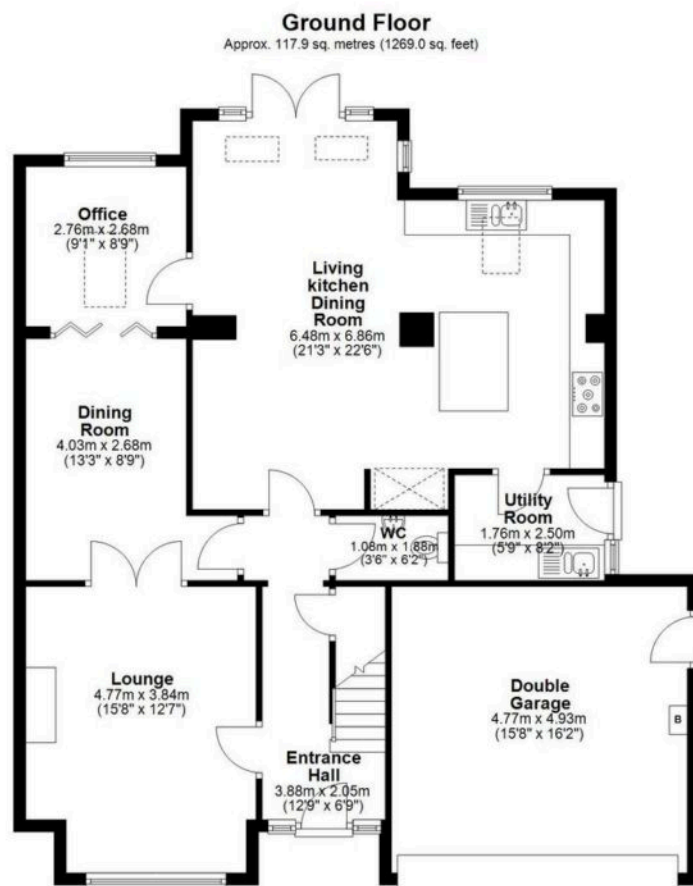
Tenure: Freehold

EPC Energy Efficiency Rating: D

EPC Environmental Impact Rating: D

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Total area: approx. 200.6 sq. metres (2158.9 sq. feet)



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