

CHANGING HOME



7 Victoria Pathway | Queens Park | Chester | CH4 7AG

£525,000

A beautiful 3/4 bedroom semi detached home in one of Chester's most sought after locations. A well appointed spacious period property.

Hall, living room, sitting room, kitchen/diner, shower room and sun room. 3 bedrooms, further bedroom/dressing room and bathroom. Garage, parking and lovely garden.

Property Description

LOCATION

Queens Park is a most sought after residential location in Chester. With mature tree properties within tree lined roads very close to the City Centre, Meadows and River Dee. There are high quality local shops within a short walk in Handbridge.

HALL

With a tiled floor, sash window, ceiling cornice, radiator and understairs cupboard.

LIVING ROOM

13' 10" x 12' 10" (4.22m x 3.91m) plus bay. With a large sash bay window overlooking the garden. Picture rail, ceiling cornice and 2 radiators. Open hearth fireplace with tiled surround and timber mantle.

SITTING ROOM

14' 0" x 12' 7" (4.27m x 3.84m) With radiator, feature cast iron fireplace and picture rail. Coved ceiling and shelving.

KITCHEN/DINER

12' 4" x 7' 2" (3.76m x 2.18m) and 7' 5" x 6' 4" (2.26 m x 1.93 m) and 13' 3" x 7' 3" (4.04 x 2.21) A large multi purpose room with both kitchen and dining area. The kitchen has a quarry tiled floor, 4 ring gas hob with oven below and stainless steel extractor hood. Fitted floor and wall units. 1 1/2 bowl stainless steel sink unit. integral dishwasher and fridge/freezer. Space for a washing machine and tumble dryer. Beams and spotlights. 2 Sash windows and radiator.

SHOWER ROOM

6' 6" x 5' 9" (1.98m x 1.75m) With a white suite of a WC, wash hand basin and shower cubicle. Tiled floor, radiator and frosted sash window. Tiled floor.

SUN ROOM

10' 5" x 7' 5" (3.18m x 2.26m) With 2 wall light points, radiator and polycarbonate roof.



LANDING

With loft access and fitted cupboard.

BEDROOM 1

13' 8" x 12' 10" (4.17m x 3.91m) With a feature cast iron fireplace and tiled hearth. Sash window and radiator.

BEDROOM 2

12' 10" x 9' 10" (3.91m x 3m) With 2 sash windows and radiator.

DRESSING ROOM/BEDROOM 4

6' 11" x 11' 5" (2.11m x 3.48m) Accessed via Bedroom 2 and with a radiator and sash window.

BEDROOM 3

12' 9" x 10' 9" (3.89m x 3.28m) With cast iron feature fireplace and radiator. Sash window.

BATHROOM

5' 6" x 5' 10" (1.68m x 1.78m) With a white suite of a WC, wash hand basin and panelled bath. Heated towel rail, frosted sash window and wood effect laminate floor. Partly timber clad walls.

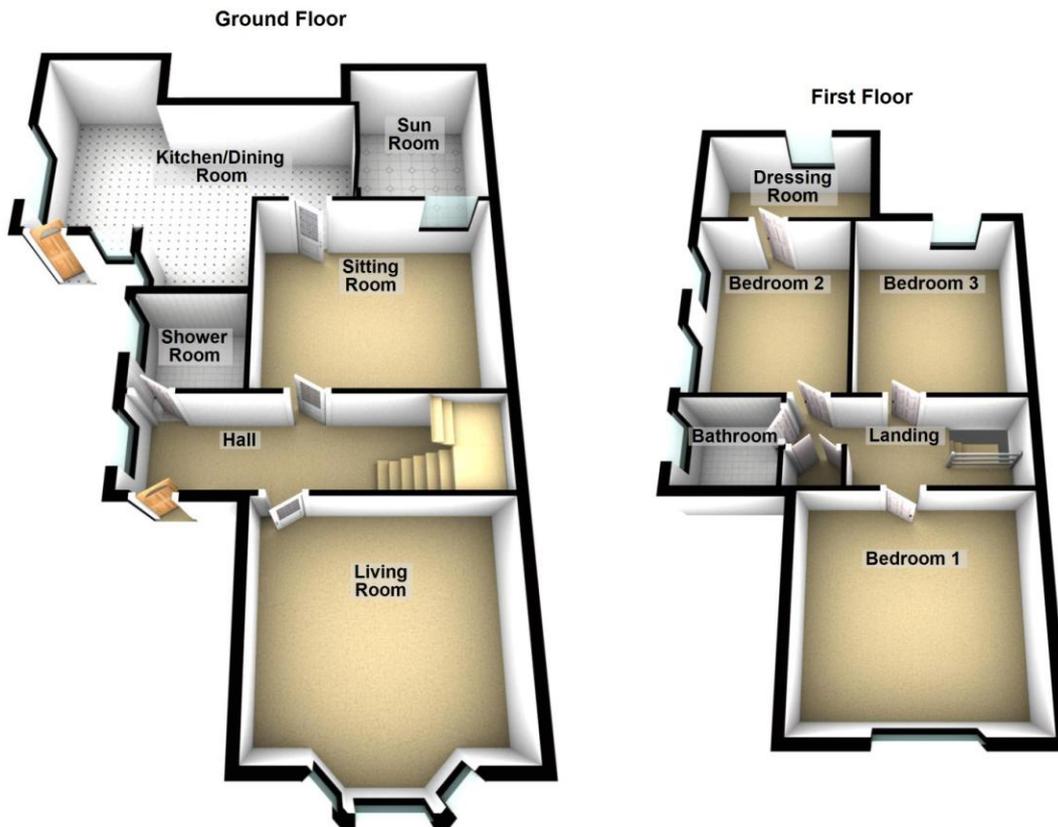
GARAGE

A detached single garage with window to the side. There is parking on the drive to the front of the garage.

GARDEN

A gate leads via a stone paved path to lawns with well stocked borders with shrubs, plants and mature trees. Also a stone paved patio, tap and timber gate leading to the drive.





for illustration only not to scale
Plan produced using PlanUp.

Tenure

Freehold

Council Tax Band

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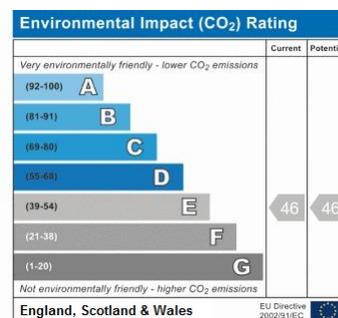
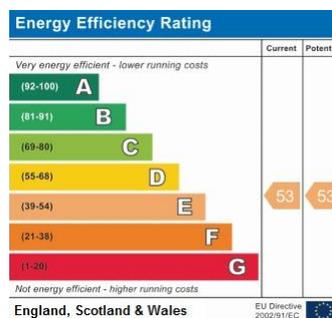
Viewing Arrangements

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

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