



4 Park Estate

CW2 5AP

£220,000



3



1



2



D



INDEPENDENT ESTATE AGENTS



4 Park Estate

- Stunning Mature Semi
- Parquet Flooring a
- Good Size Plot
- Beautifully Presented
- DG & GCH
- Sought After Location

This beautifully presented 1930's semi detached family home is immaculately presented, has been updated in recent years to include double glazing and gas central heating whilst many of the original features have been retained to include original doors, parquet flooring and stunning fireplaces, one with a working open fire the other with a cast iron gas feature stove making this a perfect home for all age groups. We are sure that upon inspection this home will certainly delight and demands an early viewing to fully appreciate all that it has to offer. Internally there is an entrance hall with parquet flooring (currently covered), two receptions both with exposed parquet flooring, the lounge has a feature fire surround with open fire and the dining room has a gas cast iron stove set into the chimney breast and double doors to the garden. The open plan kitchen is fitted with a range of units to include a five burner hob. On the first floor there are three bedrooms and a lovely modern bathroom. Externally the property sits within good size gardens, there is ample off road parking to the front and a gate to the side giving access to the rear garden which features a flagged patio and lawn with several mature shrubs, flowers and trees all providing a lovely backdrop to this stunning home allowing potential purchasers to enjoy outdoor living during the summer months.



£220,000



Entrance Hall

Composite entrance door with matching arched glass panel surround. Parquet flooring (covered by carpet). Radiator. Stairs leading to the first floor with wooden balustrade. Under stairs storage with light housing the combination boiler and electric meter).

Lounge 13'10" x 11'2" into bay (4.22m x 3.40m into bay)
Double glazed bay window to the front. Parquet flooring. Wiring for wall lights. Coving to ceiling. TV point. Feature Adam style fire surround with arched chrome and black insert with open fire.

Dining Room 13'8" x 10'6" (4.17m x 3.20m)
Double glazed French doors opening onto the garden. Parquet flooring. Feature gas cast iron stove set into chimney breast. Space for a dining table and chairs. Open plan to the kitchen. Built in storage cupboard. Radiator.

Kitchen 9'2" x 7'0" (2.79m x 2.13m)
Double glazed window. Range of fitted units comprising a single drainer sink unit with work surfaces adjacent. Base units under with cupboards and drawers. Wall cabinets over. Built in five ring gas hob with electric oven and grill. Extractor hood. Plumbing for a washing machine. Space for a fridge. Complementary tiling.

Stairs leading to the First Floor

Feature wooden balustrade. Double glazed window. Landing with access to loft space.



Bedroom One 14'3" x 10'2" into bay (4.34m x 3.10m into bay)
Double glazed bay window. Radiator. Exposed wooden floor.

Bedroom Two 12'2" x 10'6" (3.71m x 3.20m)
Double glazed window. Radiator.

Bedroom Three 7'11" x 7'0" excluding walk in recess (2.41m x 2.13m excluding walk in recess)
Double glazed window. Radiator.

Bathroom
Modesty double glazed window. Full suite comprising a panelled bath with wall mounted shower over with glass screen. Pedestal wash hand basin. Low level W.C. Complementary tiling.

Externally
Set within lovely landscaped gardens with ample parking to the front, access to the side and a large enclosed garden to the rear with flagged patio, lawn with shrub and flower borders.

WC & Storeroom
High level W.C. Storeroom

Tenure
We understand from the vendor that the property is freehold. We would however recommend that your solicitor check the tenure prior to exchange of contracts.

Need to Sell?
For a FREE valuation please call or e-mail and we will be happy to assist.

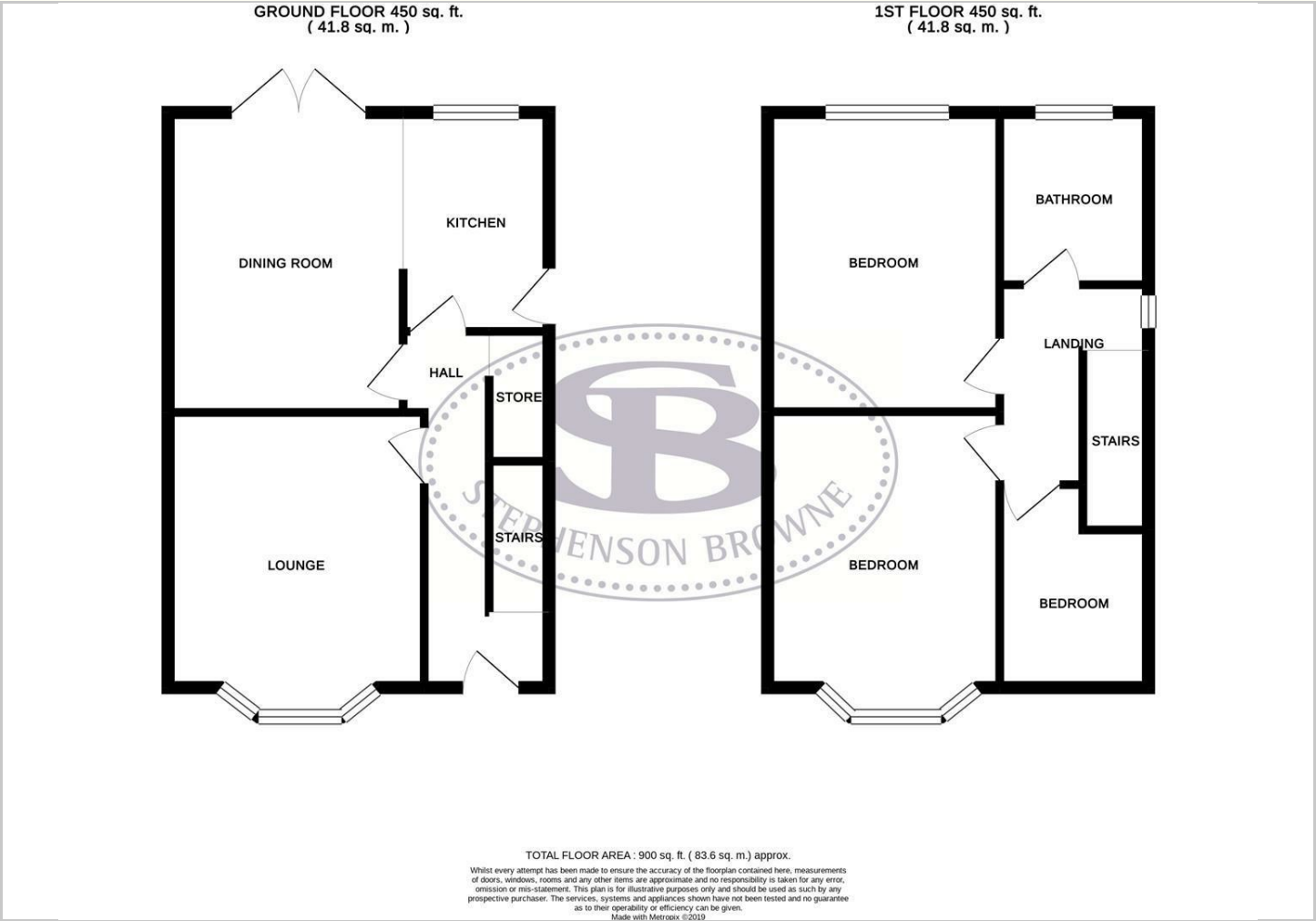
Directions

From the agent's office turn left along Nantwich Road and follow the road as far as the traffic lights at Wells Green. Turn left into Rope Lane and follow the road into the village of Shavington. Turn left into Vine Tree Avenue which becomes Chestnut Grove, turn right at the end of here onto Crewe Road and then first left into Weston Lane. Second left off here is Park Estate where the property can be found immediately in front of you clearly identified by our 'For Sale' sign.





Floor Plans



Viewing

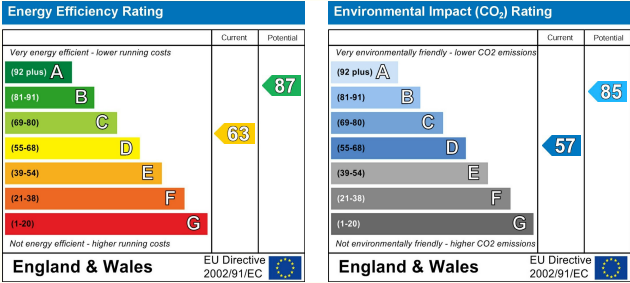
Please contact our Crewe Sales Office on 01270 252545 if you wish to arrange a viewing appointment for this property or require further information.

NOTICE: Stephenson Browne for themselves and for the vendors or lessors of this property whose agents they are give notice that: (1) the particulars are set out as a general guideline only for the guidance of intending purchasers or lessees, and do not constitute, nor constitute part of, an offer or contract; (2) all descriptions, dimensions, references to condition and necessary permissions for use and occupation, and other details are given in good faith and are believed to be correct but any intending purchasers or tenants should not rely on them as statements or representations of fact but must satisfy themselves by inspection or otherwise as to the correctness of each theme; (3) no person in the employment of Stephenson Browne has any authority to make representation or warranty whatever in relation to this property. (4) fixtures & fittings are subject to a formal list supplied by the vendors solicitors. **Referring to:** Move with Us Ltd **Average Fee:** £123.64

Location Map



Energy Performance Graph



234 Nantwich Road, Crewe, Cheshire, CW2 6BP

T: 01270 252545 E: crewe@stephensombrowne.co.uk | www.stephensombrowne.co.uk