



Shores Green Drive, Wincham Northwich CW9 6EJ

welcome to

Shores Green Drive, Wincham Northwich

A detached Bungalow found within the highly sought after village of Wincham and set in a popular position on Shores Green Drive the property comes to the market with the added benefit of NO ONWARD CHAIN. Offering the opportunity to update to create your own home to suit individual needs and taste.



Entrance Porch

6' 4" x 5' 2" (1.93m x 1.57m)

Brick built entrance porch having double glazed windows and a double glazed front door, a wooden door with obscured window lights opening to the entrance hall, wood laminate flooring, power points, and a door conveniently giving access to the garage.

Entrance Hall

8' 5" x 5' 6" (2.57m x 1.68m)

Wood laminate flooring, coving, power point, doors to the living room and dining kitchen.

Living Room

15' 6" Maximum into alcove x 15' (4.72m Maximum into alcove x 4.57m)

Having a front aspect double glazed window, radiator with thermostat, feature brick display fireplace with shelving. Coving, power points, TV aerial point.

Inner Hallway

Having loft access, power points, built in airing cupboard housing the gas boiler and providing storage space and shelving. Doors to the bedrooms and family bathroom.

Open Plan Dining Kitchen

18' 5" x 9' 4" extending to 14' 1" Maximum (5.61m x 2.84m extending to 4.29m Maximum)

Fitted with a range of wall mounted and base level units with rolled work top surfaces incorporating a one and a half bowl sink and drainer. Built in stainless steel oven and grill with a four ring gas hob having a stainless steel extractor hood and lighting over. Plumbing for a washing machine, plumbing for dishwasher, space for a fridge freezer. Rear aspect double glazed windows and door giving access to the rear garden and patio seating area, single panel radiator, power points.

Bedroom One

12' 4" x 9' Maximum onto entrance alcove (3.76m x 2.74m Maximum onto entrance alcove)

Having a rear aspect double glazed window, a single

panel radiator, power points, built in storage cupboard with mirror fronted doors rails and shelving.

Bedroom Two

9' 9" x 8' 10" Excluding entrance hall (2.97m x 2.69m Excluding entrance hall)

Having a rear aspect double glazed window, built in mirror fronted wardrobes with rails and shelving. Single panel radiator, power points.

Bedroom Three

9' x 8' (2.74m x 2.44m)

Having a side aspect window, a single panel radiator, power points.

Family Bathroom

8' x 6' (2.44m x 1.83m)

Fitted with a three piece suite comprising panel bath having a wall mounted electric shower, pedestal wash hand basin and a low level W.C. Side aspect obscured windows, part tiled walls and tiled flooring, chrome towel radiator.

Externally

The property occupies a good size mature plot having a paved driveway to the front providing off the road parking, paved walkways and gated access along to the side which continues to the rear. The driveway gives access to the single attached garage, Having a front garden which is mainly laid to lawn with mature flower bed and shrub borders, fenced and hedgerow lined borders. The rear offers an enclosed garden, again laid to lawn with mature trees, fenced borders, paved walkways and patio seating areas.

Agents Note:

Please note that an AML fee is chargeable to the buyer once an offer is accepted to cover the cost of carrying out the required identity and anti-money laundering checks. Once these checks have been completed, the fee cannot be refunded, even if the property purchase does not go ahead.



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Shores Green Drive, Wincham Northwich

- Highly sought after village of Wincham
- Detached Bungalow set within a popular position
- Good size plot with a paved driveway
- Three bedrooms and family bathroom
- Spacious living room, open plan dining kitchen

Tenure: Freehold EPC Rating: C
Council Tax Band: D

offers in the region of

£315,000



Please note the marker reflects the
postcode not the actual property

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Property Ref:
NRT108063 - 0012

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