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4 3 1 C

The Moorings

Per Month £2,200 Per Month

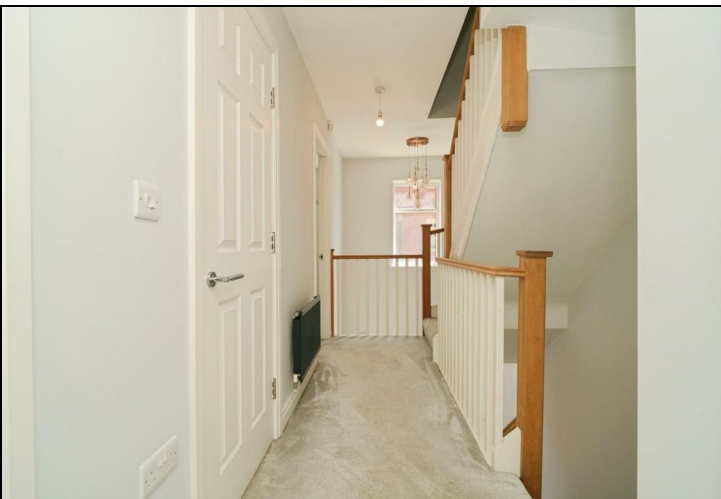


Located in the heart of sought-after Worsley Village, this beautifully maintained four-bedroom townhouse is set within the exclusive Boatyard Development and offers stylish, modern living across three spacious floors. The ground floor features a welcoming entrance hall, convenient guest WC, and a bright open-plan lounge and dining area. A sleek high-gloss white kitchen is fitted with integrated appliances and opens directly onto the landscaped rear garden via double patio doors, perfect for entertaining. Upstairs, you'll find four generously sized double bedrooms, two of which benefit from private en-suite bathrooms, along with a contemporary main family bathroom. Bespoke fitted furniture adds a touch of luxury to several rooms. The rear garden has been recently reimagined for low-maintenance enjoyment, ideal for family life or social gatherings. Secure, gated parking is also available for residents.

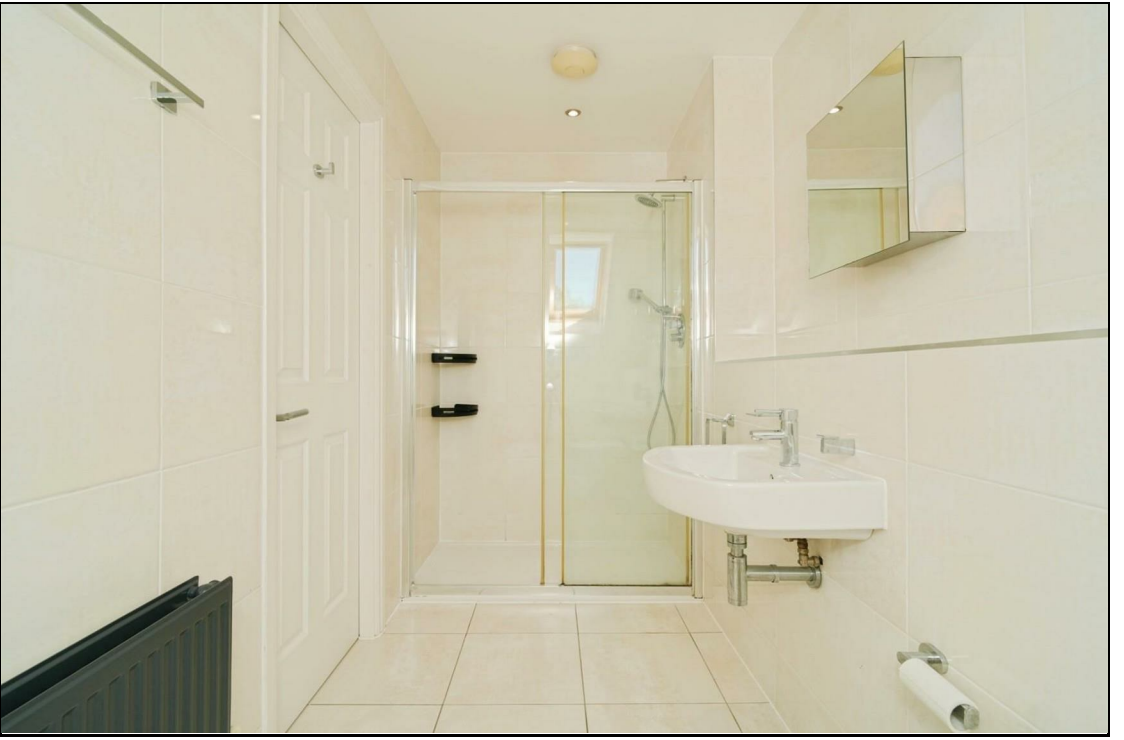


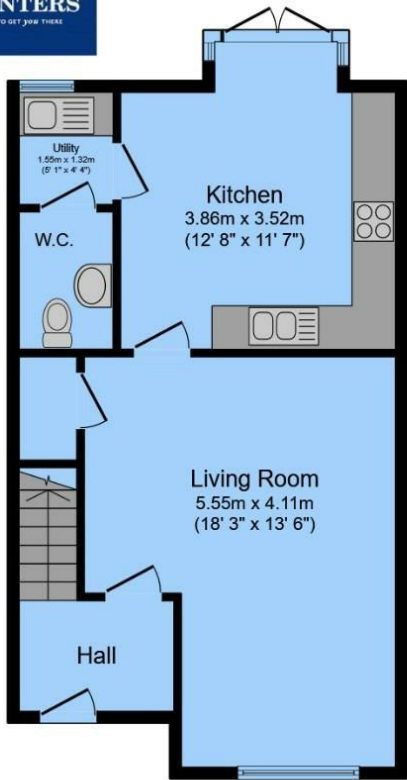
KEY FEATURES

- 4 BEDROOMED TOWN HOUSE
 - 3 BATHROOMS
- OUTSIDE PARKING PLUS 2 MARKED SPACES IN SECURE CARPARK
- LANDSCAPED REAR GARDEN
- IN THE HEART OF WORSLEY VILLAGE
 - EPC RATING C

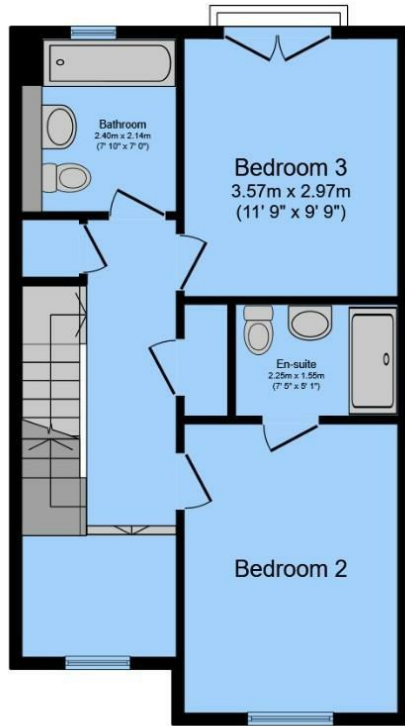




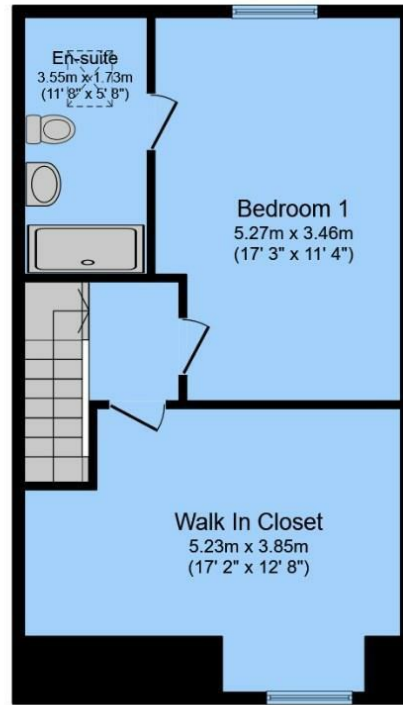




Ground Floor



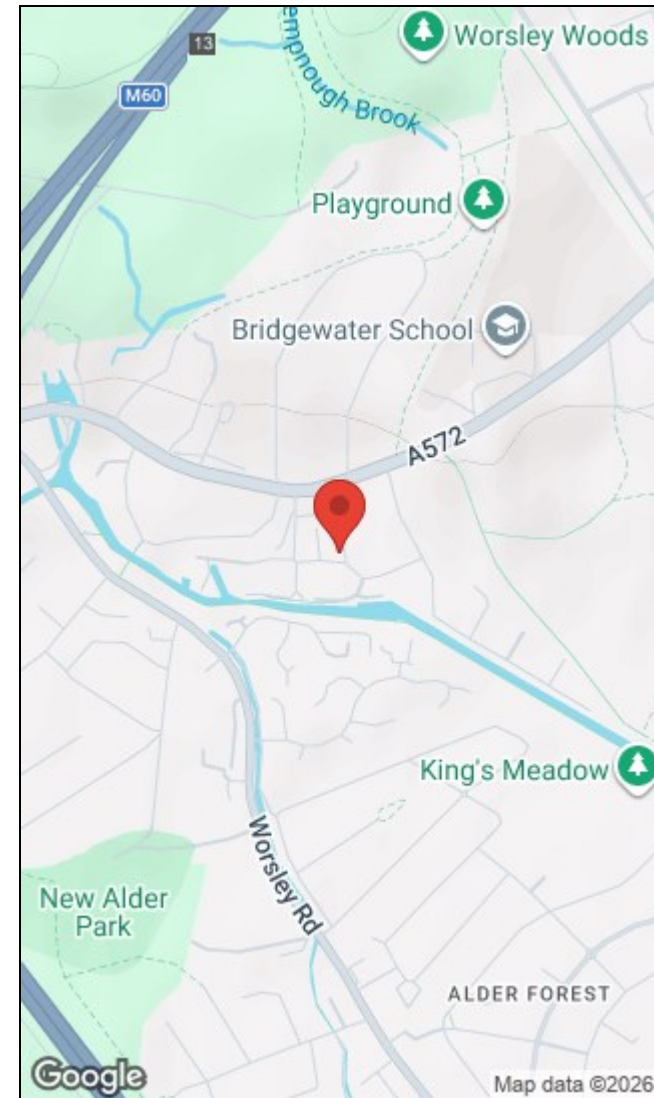
First Floor



Second Floor

Total floor area 143.2 sq.m. (1,542 sq.ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.focalagent.com



Energy Efficiency Rating			Environmental Impact (CO ₂) Rating		
	Current	Potential		Current	Potential
Very energy efficient - lower running costs			Very environmentally friendly - lower CO ₂ emissions		
(92 plus) A			(92 plus) A		
(81-91) B			(81-91) B		
(69-80) C			(69-80) C		
(55-68) D			(55-68) D		
(39-54) E			(39-54) E		
(21-38) F			(21-38) F		
(1-20) G			(1-20) G		
Not energy efficient - higher running costs			Not environmentally friendly - higher CO ₂ emissions		
England & Wales			England & Wales		
EU Directive 2002/91/EC			EU Directive 2002/91/EC		

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