



HUNTERS[®]
HERE TO GET *you* THERE

12 Cressington Gardens, Ellesmere Port, CH65 2BT

12 Cressington Gardens, Ellesmere Port, CH65 2BT

Asking Price £139,000

Here we have a charming, three-bedroom mid-terrace property, situated in one of the older parts of Ellesmere Port. The property is situated around a central green area accessed via a small entrance, almost feeling like a private estate.

The property has been fitted with a modern kitchen and impressive bathroom. In addition, it offers double glazed windows and gas central heating.

This would make a great starter Home or a useful addition to a rental portfolio. This property should be viewed to be fully appreciated.

Hunters Little Sutton 339 Chester Road, Little Sutton, CH66 3RG | 0151 339 2465
littlesutton@hunters.com | www.hunters.com

Entrance Hall

Laminate floor, glazed inner door to:-

Lounge

14'1" x 12'8" max

Double glazed window to front elevation, central heating radiator.

Inner Hall

Stairs to first floor.

Dining Room

12'9" x 12'7" max

Laminate flooring, central heating radiator. Door to bathroom, open access to –

Kitchen

9'8" x 6'8"

Fitted blue and white units in high gloss with contrasting worktops, four burner gas hob, oven, extractor above, black sink unit with mixer tap, subway tiling, plumbing for automatic washing machine, fridge reezer recess, two double glazed windows to rear elevation, half glazed rear door.

Bathroom

10'0" x 5'0"

Modern contemporary white suite with black fittings to include panel bath with shower over and screen, low-level WC, pedestal wash basin, ladder towel rail, floor and wall tiling, double glazed window to rear elevation.

First Floor

Staircase leads from inner hall to first floor landing.

Bedroom One

12'11" x 11'2"

Double glazed window to front elevation, central heating radiator.

Bedroom Two

10'10" x 6'10"

Double glazed window to rear elevation, central heating radiator, mirrored wardrobe.

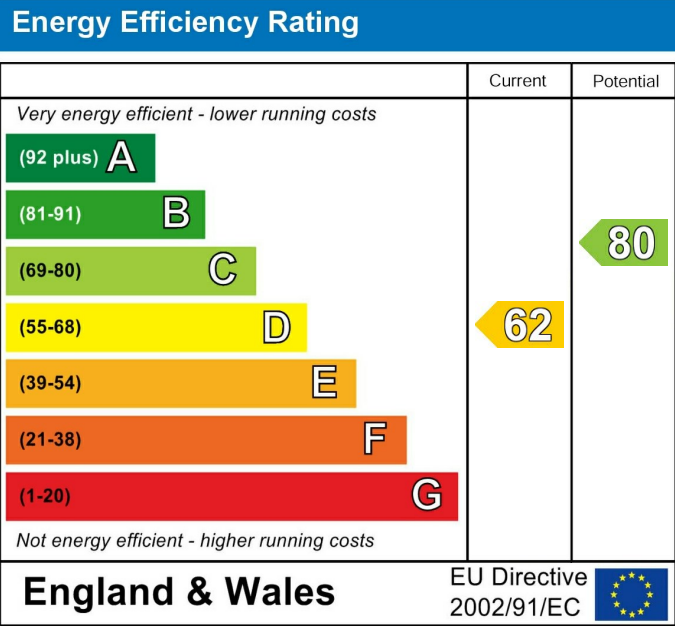
Bedroom Three

8'8" x 6'10"

Double glazed window to rear elevation, central heating radiator.

Outside

Front garden area and rear courtyard patio with access gate.



These particulars are intended to give a fair and reliable description of the property but no responsibility for any inaccuracy or error can be accepted and do not constitute an offer or contract. We have not tested any services or appliances (including central heating if fitted) referred to in these particulars and the purchasers are advised to satisfy themselves as to the working order and condition. If a property is unoccupied at any time there may be reconnection charges for any switched off/disconnected or drained services or appliances - All measurements are approximate. If you are thinking of selling your home or just curious to discover the value of your property, Hunters would be pleased to provide free, no obligation sales and marketing advice. Even if your home is outside the area covered by our local offices we can arrange a Market Appraisal through our national network of Hunters estate agents.

