



139 Ashworth Park
Knutsford WA16 9DJ
£599,950

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Available with NO ONWARD CHAIN and standing on a LARGE GARDEN PLOT on the highly sought-after Ashworth Park, this detached property offers SIGNIFICANT POTENTIAL - It is certain to attract a good deal of interest.

The house is certain to appeal to those seeking a property which would suit further extension, subject to the necessary consents being obtained: Many of the neighbouring homes have been greatly improved, with large-scale modifications evident.

A covered porch leads to a wide entrance hallway, with storage and a downstairs WC. There is an open-plan living/dining room with two sets of sliding doors which lead out to the garden. The room opens on to a fitted kitchen. There is a further reception room/study, also overlooking the garden.

To the first floor, a wide landing leads to three well-proportioned bedrooms. Completing the accommodation is a family bathroom, fitted with a white suite.

The house stands behind a garden area with a driveway providing off road parking space, leading to an attached garage. To the rear is a large garden which is laid to lawn. A selection of mature trees and shrubs provide a good degree of privacy.

Ashworth Park is a well-established residential area, well-placed for access to the plentiful amenities of Knutsford. Well-regarded schools for all age groups and good transport networks ensure the continued popularity of the area.

This is a rare opportunity and a 'must-see' property. An internal viewing is advised in order to fully appreciate the potential on offer here.

Tenure: Freehold
Council Tax: Cheshire East E

- Gas Central Heating
- PVCU Double Glazing
- Huge Potential
- No Onward Chain
- Three Bedrooms
- Two Reception Rooms
- Downstairs WC
- Driveway & Garage
- Large Garden
- Sought-After Location

Entrance Hallway
9'6 x 9'1

Downstairs WC

Living/Dining Room
22'5 x 17'6 red to 10'7

Kitchen
10'0 x 12'5

Study/Additional Reception Room
7'11 x 14'9

First Floor Landing

Bedroom One
12'0 x 11'10

Bedroom Two
10'1 x 10'7

Bedroom Three
7'1 x 10'1

Bathroom
9'5 x 5'5

Externally
Garden and driveway to the front, leading to attached garage. Well-proportioned rear garden with lawn and established trees and shrubs.
Timber storage shed.

Attached Garage
8'6 x 18'6





Ashworth Park

Approximate Gross Internal Area
1317 sq ft - 122 sq m



Not to Scale. Produced by The Plan Portal 2025
For Illustrative Purposes Only.



To view this property call Main & Main on 0161 437 1338



Special Note - The price is correct at the time of going to print, we advise customers to enquire the price of specific properties prior to viewing. We reserve the right to amend/improve the specification at any time. Any special offer relating is offered at the asking price stated and is subject to terms and conditions.

NB - The services, appliances and heating systems have not been tested and therefore no warranty can be given or implied as to their working order. They should therefore be verified on survey by any prospective purchaser. All measurements are approximate.

Tenure - To be confirmed with a solicitor at point of sale.

Call Monitoring System - Please note that all our calls are recorded for monitoring and training purposes.

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	EU Directive 2002/91/EC		England & Wales	EU Directive 2002/91/EC	

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