



**Mark Antony**  
SALES & LETTING AGENTS

# To LET



**Reynolds Street, Latchford**  
Warrington, Cheshire WA4 1QQ

**£625 PCM**  
Unfurnished





## Property Features

- One Bedroom Apartment
- Spacious Living Room
- Freshly decorated throughout
- Large Double Bedroom
- Council Tax Band: A

## DESCRIPTION

Welcome to this charming first-floor apartment located on Reynolds Street in Latchford, Warrington. This delightful property boasts a private entrance, perfect for privacy.

As you step inside, you are greeted by a cosy reception room, ideal for relaxing. The apartment features a spacious double bedroom, offering a peaceful retreat at the end of a long day. The bathroom provides convenience and comfort, completing the living space.

Freshly decorated, this apartment exudes a modern and inviting atmosphere, ready for you to add your personal touch and make it your own. With its prime location, you are just a short stroll away from Latchford village and the Town Centre, ensuring easy access to a variety of amenities, shops, and dining options.

Don't miss this fantastic opportunity to own a stylish apartment in a sought-after area!

### Note to Prospective Tenants:

Appliance include: Cooker and extractor fan.

Fridge supplied on non repairable non replaceable.

Parking on road.

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) <b>A</b>		
(81-91) <b>B</b>		
(69-80) <b>C</b>		
(55-68) <b>D</b>		
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
Not energy efficient - higher running costs		
	64	74
England & Wales		EU Directive 2002/91/EC

**Rental available from: 27th August 2024**

Santa Rosa Boulevard  
Chapelford  
Great Sankey  
Warrington  
Cheshire  
WA5 3AG

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### Notes:

1) Mark Antony Estates has produced this brochure in good faith, the details are set out as a general guide only and do not constitute any part of any contract. Any appliances, services or socket outlets or cables including; Electrical, Telephone, TV and Satellite have not been tested and are not guaranteed.

2) Any interested party should satisfy themselves about any matter of importance to them and not be solely reliant on the contents of this brochure before making a decision to make an offer.