



Mark Antony
SALES & LETTING AGENTS

To LET



Marbury Street,
Warrington, WA4 1BW

£900 Per Month
Unfurnished



Santa Rosa Boulevard
Chapelford
Great Sankey
Warrington
Cheshire
WA5 3AG

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Property Features

- Two Bedroom Terrace
- Low Maintenance Garden
- Modern Kitchen and Bathroom
- Wood Burning Fire
- Council Tax Band A

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		89
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E	58	
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales		EU Directive 2002/91/EC

DESCRIPTION

This beautifully presented two-bedroom home is perfectly situated within walking distance of Warrington town centre, offering superb transport links with two train stations and a nearby bus station. The ground floor boasts a stylish living room with an eye-catching feature fireplace, while the modern kitchen comes fully equipped with appliances and a convenient breakfast bar. Upstairs, you'll find two good sized bedrooms and a sleek modern bathroom. Outside, the property boasts a fantastic low-maintenance yard area, including a charming decking area ideal for relaxing or entertaining. With tasteful décor throughout and a prime location, this home offers both comfort and convenience. Whether you're looking for easy access to transport links or a vibrant community, this property ticks all the boxes.

Note to prospective tenants

On street parking

Integrated fridge and freezer supplied

Washer/dryer and wood burning fire supplied on non repairable, non replaceable basis

Small pets may be considered

Rental available from: 14th July 2025

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.