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WALKERS LANE, PENKETH, WARRINGTON

SSTC

£270,000 Freehold

Three-bedroom semi- detached family home in sought-after Penketh, offering generous living space, kitchen/dining area, mature rear garden, driveway and garage. Ideally located for local schools, amenities, motorway and rail links, with excellent potential for new owners to put their own stamp on.

- 3 bedrooms
- Garage and Driveway
- Good Size Kitchen Diner
- Large Rear Garden
- No chain
- Popular Road
- Semi Detached Home

Three Bedroom Family Home in Sought-After Penketh
Situated in the much sought-after area of Penketh, this three-bedroom semi-detached property offers an excellent opportunity for families looking for a well-positioned home with plenty of potential to make it their own.

The property offers generous family accommodation, with a spacious family room leading through to the kitchen and dining area, providing a sociable and practical space for family life and entertaining. The property presents a fantastic opportunity for new owners to put their own stamp on the home and create a space perfectly suited to their own style and requirements.

Outside, the mature rear garden provides an established and pleasant space to relax, entertain or enjoy with the family, while the front garden adds to the property's appeal. A private driveway offers valuable off-road parking and leads to a garage, providing useful additional storage.

Penketh is a popular choice for families, with a selection of primary and secondary schools nearby, including Penketh Primary School, Penketh South Primary School & Nursery, St Joseph's Catholic Primary School and Penketh High School. The area also offers a good range of everyday amenities, with local shops and convenience stores close at hand, while nearby Great Sankey and Warrington provide a wider selection of supermarkets, retail, leisure and dining facilities.

For those commuting by road, the property is ideally positioned for access to the A562 and M62 motorway network, providing convenient connections towards Liverpool, Manchester and the wider North West. Sankey for Penketh railway station is also close by, offering rail services towards Liverpool and Manchester, while Warrington Bank Quay provides further connections, including services along the West Coast Main Line.

For those travelling further afield, Liverpool John Lennon Airport and Manchester Airport are both within convenient driving distance, adding to the property's appeal for commuters and frequent travellers.

Combining a desirable family location with excellent transport links, nearby schools and local amenities, together with a mature garden, driveway and garage, this property offers a fantastic opportunity to create a family home in a well-connected and established part of Penketh.

Early viewing is highly recommended to appreciate the space, location and potential this property has to offer.

Tenure: Freehold
Parking options: Driveway, Garage
Garden details: Front Garden, Rear Garden

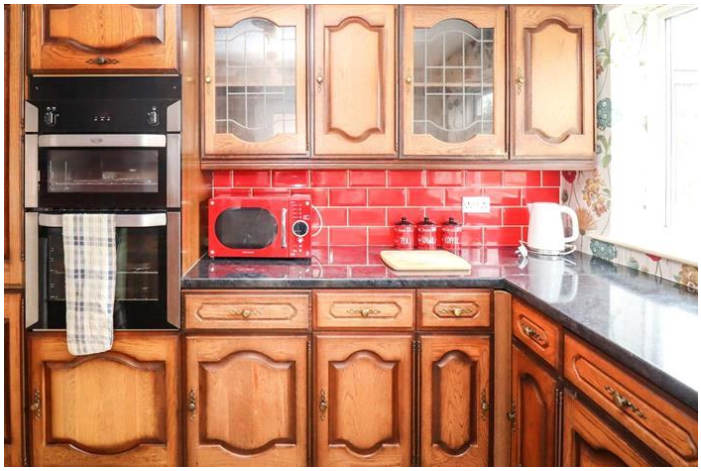










































Total area: approx. 109.4 sq. metres (1177.2 sq. feet)

Floor plan for illustrative purposes only. Not to scale. All measurements are approximate and and not guaranteed to be exact.
Plan produced using PlanUp.



Whilst every effort is made to ensure the accuracy of these details, it should be noted that the measurements are approximate only. Floorplans are for representation purposes only and prepared according to the RICS Code of Measuring Practice by our floorplan provider. Therefore, the layout of doors, windows and rooms are approximate and should be regarded as such by any prospective purchaser. Any internal photographs are intended as a guide only and it should not be assumed that any of the furniture/fittings are included in any sale. Where shown, details of lease, ground rent and service charge are provided by the vendor and their accuracy cannot be guaranteed, as the information may not have been verified and further checks should be made either through your solicitor/conveyance. Where appliances, including central heating, are mentioned, it cannot be assumed that they are in working order, as they have not been tested. Please also note that wiring, plumbing and drains have not been checked.