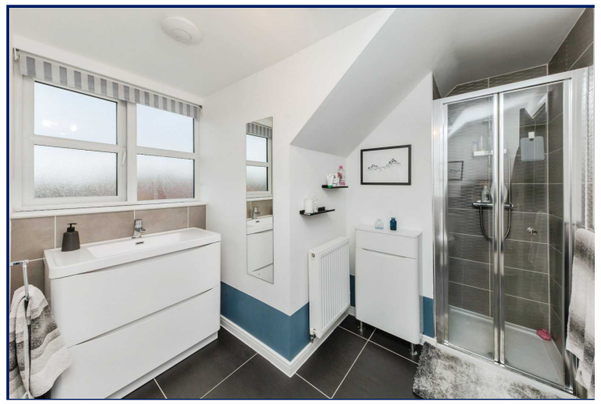


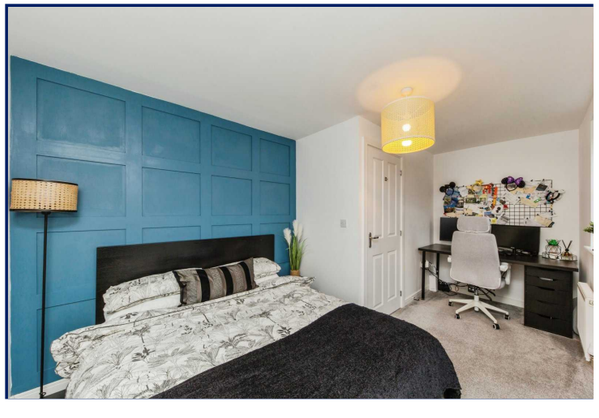














Severn Way, Holmes Chapel,
Crewe, Cheshire, CW4

Asking Price: £330,000
Freehold

Reeds Rains

reedsrains.co.uk

Severn Way, Holmes Chapel, Crewe, Cheshire, CW4

Asking Price: £330,000 Freehold

Council Tax Band: C
EPC Rating: B

Take a moment to admire this beautifully presented three story semi-detached accommodation boasting three ample sized double to king sized bedrooms along with a tarmacadam driveway to the front providing off street parking.

It is located in an outstanding area, with a modern mix of family friendly homes and a strong community feel, with two parks on site.

At weekends the car does not need to leave the drive, the village offers a blend of cultural and leisure activities; It hosts a number of independent and chain shops and when combined with the broad range of cafes, restaurants and bars it is effortlessly possible to while away the hours and unwind from the working week with family and friends.

It is located amongst the Cheshire countryside and you are never far from a picturesque scene fit for a postcard. It is very fortunate to enjoy some very beautiful open green spaces, with the likes of Dane Meadow on your doorstep and Boundary Water Park and Brereton Heath Nature Reserve only a very short drive away.

Holmes Chapel provides excellent access of the North West Motorway network. It is a very short drive to Junction 18 of the M6 and trunk roads readily connect Stoke-On-Trent and Manchester. It is only a short walk from Holmes Chapel Railway Station which sits on the Crewe to Manchester Line and provides frequent access to both.

Closer inspection is strongly encouraged so why not start by exploring our immersive, interactive virtual tour. It's the perfect introduction.

EPC GRADE B.

Ground Floor

Hallway
PVCu frosted double glazed front door.
Radiator. Laminate flooring.
Access to WC and under stairs storage cupboard.
Stairs off.

Kitchen
PVCu double glazed window.
Contemporary range of wall, drawer and base units with work surfaces that incorporate a one and a half bowl stainless steel sink with mixer tap along with an integrated oven with a four ring gas hob and extractor hood, built in dish washer and fridge freezer.
Laminate flooring.

WC
PVCu frosted double glazed window.
Two piece white suite comprising of a close coupled WC and wash basin.
Radiator. Tiled flooring.

Living Room
PVCu double glazed window, PVCu double glazed skylights and PVCu double glazed patio doors.
Radiator.

First Floor

Landing
Radiator.

Bedroom
PVCu double glazed windows.
Radiator.

Bathroom
PVCu frosted double glazed window.
Three piece white suite comprising of a close coupled WC, pedestal wash basin with a polished chrome mixer tap along with a panel bath with an adjustable shower head and screen.
Radiator. Partially tiled walls and tiled flooring.

Bedroom
PVCu double glazed windows.
Radiator.

Second Floor

Landing
Access to roof void and storage cupboard.

Bedroom
PVCu double glazed window.
Radiator.
Access to storage cupboard and Ensuite.

Ensuite
PVCu frosted double glazed window.
Three piece white suite comprising of a close coupled WC, vanity wash basin and a fully tiled shower enclosure.
Radiator. Tiled flooring.

Exterior
Front garden laid to lawn along with a tarmacadam driveway providing ample off street parking. Fully enclosed rear garden laid to lawn accompanied by a flagged patio.



For full EPC please contact the branch.

Agents Notes

To be able to purchase a property in the United Kingdom all agents have a legal requirement to conduct Identity checks on all customers involved in the transaction to fulfil their obligations under Anti Money Laundering regulations. We outsource this check to a third party and a charge will apply. Ask the branch for further details.



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All Measurements are Approximate.

Laser Tape Clause
All measurements have been taken using a laser tape measure and therefore, may be subject to a small margin of error.

Floorplan Clause
Measurements are approximate. Not to Scale. For illustrative purposes only.

We may refer you to recommended providers of ancillary services such as Conveyancing, Mortgages, Insurance and Surveying. We may receive a referral fee for recommending their services. You are not under any obligation to use the services of the recommended provider, which may also be an associated company of Reeds Rains.

Other important information which you will need to know about this property can be found at reedsrains.co.uk