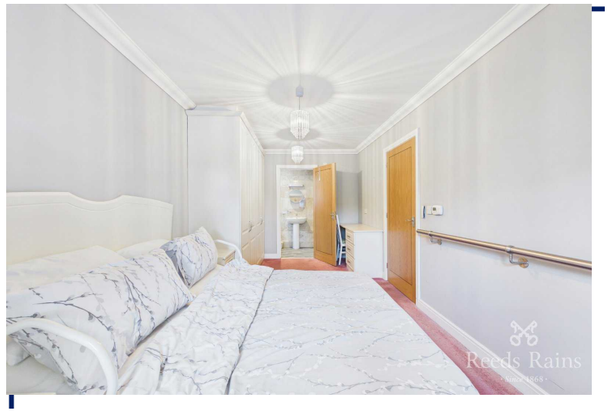
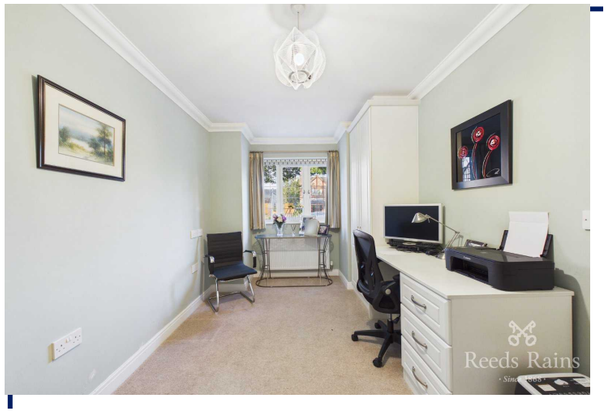


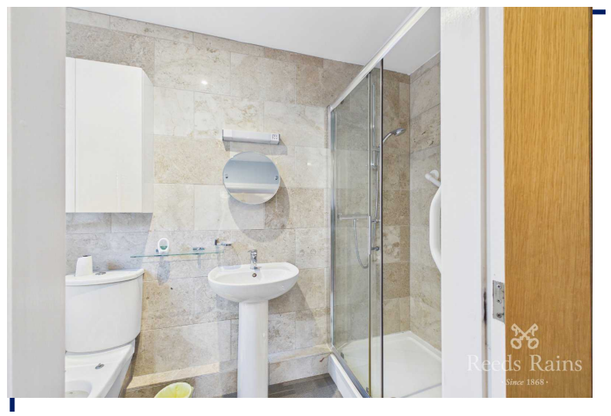


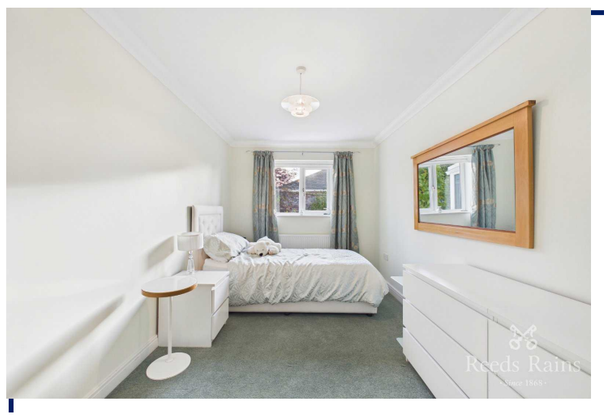












Tudor Way, Congleton, Cheshire,
CW12

Offers Over: £450,000
Freehold

Reeds Rains

reedsrains.co.uk

The Property Ombudsman

Tudor Way, Congleton, Cheshire, CW12

Offers Over: £450,000 Freehold

Council Tax Band: C
EPC Rating: C

Exquisite detached true bungalow, which is offered to the market with no onward chain and perfectly suited to those hopefully seeking a smooth and swift purchase.

It is located just outside of the town centre in a very quiet and peaceful backwater (church bells and bird song are typically the only distraction) where you will find some very beautiful open spaces on your doorstep.

This attractive and energy efficient home is still relatively new, having been built in 2014 by reputable Plant Developments. The generous accommodation is beautifully appointed with up to three double bedrooms including a master suite. There is plenty of space to receive guests in either the large living room or breakfast kitchen. Some may choose to substitute one of the bedrooms for a separate dining room.

Externally, it benefits from a block paved driveway and garage (with an electronically operated roller door) providing ample parking. The enclosed rear walled garden enjoys a great degree of privacy and has been landscaped to provide level access to a timber decked sun terrace.

The beautiful Cheshire countryside is only a very short walk away, whilst the bustling town centre offers a vibrant nightlife with a good selection of newly opened, high class bars, restaurants and eateries.

Congleton also boasts various fitness centres. The town has welcomed a 'Marks and Spencer Simply Food', several supermarket chains, independent butchers and bakers, florists, newsagents as well as essential services including doctors, dentists and chemists.

Congleton provides excellent access of the North West Motorway networks with nearby junctions at either Sandbach or Holmes Chapel. Trunk roads including the opening of the new bypass provide a link between Stoke-On-Trent and Manchester, as does the local railway station.

Why not start by taking a moment to admire our immersive, interactive virtual tour - It's the perfect introduction.

EPC GRADE: C

Ground Floor

Storm Canopy
Courtesy lighting.
Block paving.

Entrance Hall
PVCu frosted double glazed door.
Access to storage cupboard and bathroom.
Coving. Radiators.

Bedroom
PVCu double glazed window.
Built in wardrobes.
Radiator.
Internal access to Garage Conversion.

Garage Conversion
Electric garage door.
Access to combi boiler.
Power and lighting.

Bedroom
PVCu double glazed window.
Built in wardrobes.
Coving. Radiator.
Access to the Ensuite.

Ensuite
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 double shower enclosure with an adjustable thermostatic shower head and screen.
Recessed ceiling down lighters. Polished chrome ladder style heated towel rail. Porcelain tiled walls.

Bathroom
Three piece white suite comprising of a close coupled WC, pedestal wash basin with a polished chrome mixer tap and a panel bath with an adjustable thermostatic shower head and screen.
Wall mounted units.
Access to roof void. Extractor fan. Polished chrome ladder style heated towel rail. Partially tiled walls.

Bedroom
PVCu double glazed window.
Coving. Radiator.

Living Room
PVCu double glazed windows and French patio doors.
Fireplace and hearth.
Coving. Radiator.

Kitchen Diner
PVCu double glazed and PVCu frosted double glazed windows and a PVCu double glazed door.
Range of wall, drawer and base units with granite work surfaces that incorporate a one and a half bowl undermount stainless steel sink with mixer tap, a dual ‘Bosch’ oven with a ‘Samsung’ induction hob and a stainless steel extractor hood, along with an integrated dishwasher, fridge freezer and larder.
Under unit and recessed ceiling down lighters. Coving.
Radiators.

Utility
PVCu double glazed rear extension with space and plumbing for a washing machine and tumble dryer.

Exterior
Front block paved driveway with shrubs and gravelled borders providing ample off street parking. Gated Indian stone side access leading to a southerly facing, non-overlooked rear garden laid to lawn with shrub borders, an Indian stone patio and raised decking. External electrical plug sockets.

Agents Note
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.



For full EPC please contact the branch.



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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.

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