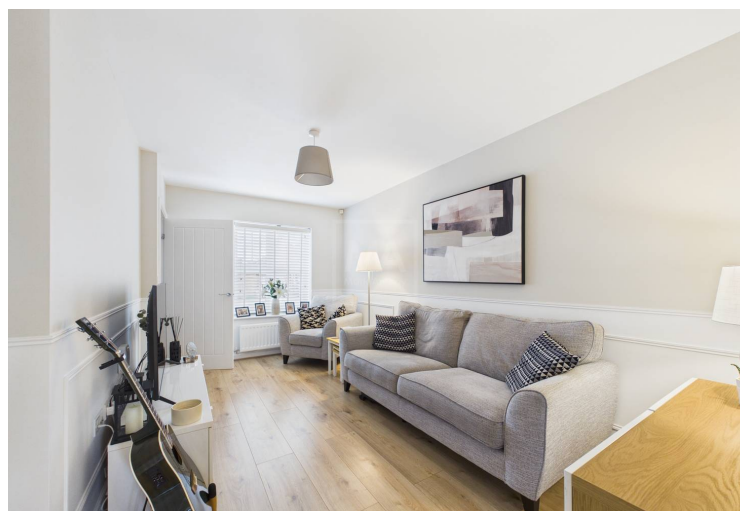




Oscar Crescent, Great Sankey

Warrington, Cheshire

Two Bedrooms • Discount To Market Scheme • First Time Buyers • Freehold Title • Desirable Location
• Driveway Parking • Charming Garden • Modern Interiors • Integrated Appliances • Close To Local Amenities



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INTERIOR

As you step into this delightful home, you are welcomed by a bright and airy living room, offering the perfect space to relax and unwind or spend quality time with family and friends after a busy day.

Continuing through the property, you will find the stylish kitchen/dining area. Featuring ample worktop space, integrated appliances, and sleek contemporary finishes, this inviting space is ideal for preparing delicious home-cooked meals and enjoying them together. Double doors open directly onto the rear garden, seamlessly blending indoor and outdoor living while allowing natural light to flood the room.

The ground floor is further enhanced by a convenient WC, adding practicality to everyday family life.

Upstairs, the first floor hosts two generously sized bedrooms, both providing comfortable and peaceful retreats. These rooms are served by a modern three-piece family bathroom, thoughtfully designed to meet the needs of everyday living.



GARDEN

To the rear of the property is a charming garden, perfect for entertaining family and friends or simply relaxing in the warm summer sunshine. The home also benefits from a private driveway, providing added convenience and peace of mind.

LOCATION:

An attractive suburb located west of Warrington Town Centre, Great Sankey is a popular area for families and professionals. With a dedicated train station servicing local towns and cities, the area is perfectly placed for commuting. Great Sankey boasts an abundance of high achieving primary and secondary schools. It is also home to a recently refurbished leisure centre and a great selection of local shops, pubs and restaurants. The popular Gemini Park is close by and home to various superstores, including Ikea. Sankey Valley park, is on the doorstep for residents, which has plenty of attractions for all ages.

GENERAL INFORMATION:

- › Council Tax band: B
- › Tenure: Freehold
- › EPC Energy Efficiency Rating: B





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Ground Floor



Floor 1



Approximate total area⁽¹⁾
643 ft²

(1) Excluding balconies and terraces

Calculations reference the RICS IPMS 3C standard. Measurements are approximate and not to scale. This floor plan is intended for illustration only.

GIRAFFE360

VIEWING ARRANGEMENTS

Viewing is strictly by appointment only.
Please use Street or contact us to
arrange a viewing.

CONTENTS, FIXTURES & FITTINGS

Not included in the asking price.
Items may be available under
separate negotiation.



Note: These sales particulars have been prepared in good faith as a general guide only. We have not conducted a detailed survey and not checked the availability or function of any service or appliance. Any floor plans shown are for illustration purposes only and may not be to scale. Room sizes stated are approximate and should not be relied upon. If there is any important matter that is likely to affect your decision to purchase; we advise you to contact us and then verify any details with an independent Surveyor or Solicitor. These particulars do not form part of any offer or contract and must not be relied upon as statements or representation of fact.



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