



Leamington Road, Little Sutton

welcome to

Leamington Road, Little Sutton Ellesmere Port

Jones & Chapman are excited to welcome this four-bedroom, Marlow Redrow Design, detached family home, offered to the market with no onward chain, and positioned within the sought after Ledsham Garden Village development in Little Sutton. Call us today to arrange your viewng!



Jones & Chapman are excited to welcome this four-bedroom, Marlow Redrow Design, detached family home, offered to the market with no onward chain, and positioned within the sought after Ledsham Garden Village development in Little Sutton. Leamington Road is conveniently located close to local shops, transport links and everyday amenities, and lies within the catchment area for well-regarded primary and secondary schools making it an ideal choice for families.

The entrance hall leads to the lounge featuring fitted carpet, a double panel radiator and electric fireplace. The kitchen diner is fitted with a range of cream wall, base and drawer units with complementary butcher's block effect work surfaces, a four-ring gas hob, double oven, integrated fridge freezer and dishwasher and French doors leading to the rear garden. A useful utility room provides additional storage and space for appliances. A downstairs WC completes the ground floor.

The landing gives access to four bedrooms, the master benefitting from an en-suite, and all benefiting from fitted carpets and radiators. The family bathroom comprises a panel bath with shower above, wall mounted wash hand basin and WC.

Externally, the property benefits from a private rear garden, while to the front there is a driveway providing off-road parking and access to the integral garage.

Entrance Hall

Lounge

11' 10" x 16' 8" (3.61m x 5.08m)

Kitchen Diner

13' 8" x 14' 8" (4.17m x 4.47m)

Utility Room

5' 7" x 9' 1" (1.70m x 2.77m)

Downstairs W.C

Landing

Bedroom One

11' 10" x 17' 7" max (3.61m x 5.36m max)

En-Suite

Bedroom Two

10' 5" x 10' 7" (3.17m x 3.23m)

Bedroom Three

10' 7" x 9' 2" (3.23m x 2.79m)

Bedroom Four

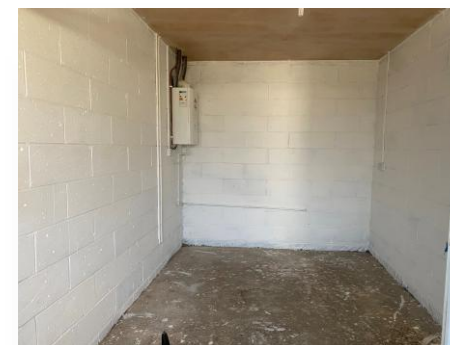
10' 3" x 9' 7" (3.12m x 2.92m)

Bathroom

Front Garden

Rear Garden

Integral Garage



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welcome to

Leamington Road, Little Sutton Ellesmere Port

- Detached Family Home
- Four Bedrooms With En-Suite To The Master
- Lounge, Kitchen Diner & Utility Room
- Downstairs W.C
- Off Road Parking & Integral Garage

Tenure: Freehold EPC Rating: B

Council Tax Band: E

£395,000



Please note the marker reflects the
postcode not the actual property

view this property online jonesandchapman.co.uk/Property/LSU108731



Property Ref:
LSU108731 - 0002

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