



**14 Fox Covert Way**  
CW1 4TE  
**Asking Price £330,000**



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STEPHENSON BROWNE



Looking for a family home with excellent room sizes, great garden, stylish fixtures and fittings throughout in a sought after location? Look no further! Stephenson Browne are delighted to present this IMMACULATELY PRESENTED property with FOUR DOUBLE BEDROOMS, three reception rooms and a stunning fitted 'Wren' kitchen to name just a few of the many wonderful features of this home! The accommodation briefly comprises a welcoming entrance hall which is spacious and light, a stylish and beautifully presented lounge with large walk in box bay window overlooking the rear, enclosed garden. A fabulous fitted kitchen with central island to provide a sociable and useful space, a well proportioned dining room with dual aspect windows, a FURTHER reception room which could be used as a home office, playroom etc and the downstairs W.C completes the ground floor accommodation. To the first floor there are four double bedrooms, the principal having an en-suite and bedrooms two and three have a JACK & JILL en-suite! The landing is spacious and has a useful storage cupboard and the loft is fully boarded and has light and power. The family bathroom completes the accommodation to the first floor. Externally, this handsome double fronted home commands a prominent position on a corner plot with ample off road parking and a detached double garage. The frontage features a lawn and is neatly bordered by conifer hedging. To the rear, the garden is a great size and is mainly laid to lawn, surrounded by Indian stone which provides a wealth of space to sit out and enjoy the warmer months. There is a timber gazebo with electric hot tub under with an additional patio adjacent and a children's playhouse/summer house. The detached garage has light and power and has remote controlled up and over doors. This is one not to be missed! Call our office on 01270 252545 to secure your viewing.

#### Entrance Hall

19'2" x 10'2" (max) (5.844 x 3.102 (max))

Double glazed entrance door with glazed panels either side. Storage cupboard. Radiator. Porcelain tiling to the floor.

#### Lounge

14'6" x 11'11" (4.42 x 3.65)

Double glazed box bay window to the rear elevation. Feature fireplace with fire as fitted (not connected). Radiator.

#### Dining Room

12'0" x 10'11" (3.68 x 3.35)

Dual aspect double glazed windows. Radiator. Wood effect flooring.

#### Study/Playroom

8'11" x 6'7" (2.74 x 2.03)

Double glazed window to the front elevation. Radiator. Porcelain tiling to the floor.

#### Kitchen/Breakfast Room

14'4" x 13'1" (4.37 x 3.99)

Two double glazed windows to the rear elevation. Having a range of stunning wall and base units with attractive worktop over with central island unit with wine rack and storage under. Built in electric oven. Electric induction hob with extractor over. Space and plumbing for a washing machine and dishwasher and space for a tumble dryer. Space for an American style fridge freezer. Double glazed door leading to the side elevation. Porcelain tiling to the floor.

#### W.C

Modesty double glazed window. Double size vanity sink unit with storage under. Low level W.C. Ladder radiator. Porcelain tiling to the floor.







#### **Stairs to First Floor**

Airing cupboard. Loft access. Radiator.

#### **Bedroom One**

11'5" x 10'8" (3.48 x 3.27)

Double glazed window to the rear elevation. Fitted wardrobes. Radiator.

#### **En-suite**

Modesty double glazed window to the rear elevation. Corner shower unit with electric shower as fitted. Vanity sink unit with storage under. Low level W.C. Complementary tiling. Ladder radiator. Tiled floor.

#### **Bedroom Two**

12'9" x 9'1" (3.89 x 2.77)

Double glazed window to the front elevation. Built in wardrobe. Radiator. Door leading to the Jack and Jill bathroom.

#### **Bedroom Three**

11'8" x 8'11" (3.58 x 2.74)

Dual aspect double glazed windows. Radiator. Door leading to the Jack and Jill bathroom.

#### **Jack and Jill En-suite**

Modesty double glazed window to the front elevation. Connections for a shower enclosure. Pedestal wash hand basin. Low level W.C. Cushion flooring.

#### **Bedroom Four**

10'0" x 8'0" (3.05 x 2.44)

Double glazed window to the rear elevation. Radiator.

#### **Bathroom**

Modesty double glazed window to the rear elevation. Double ended jacuzzi bath with mixer tap. Pedestal wash hand basin. Low level W.C. Chrome ladder radiator. Wood effect flooring.

#### **Externally**

The property commands a prominent position on a corner plot with ample off road parking and a detached double garage. The frontage features a lawn and is neatly bordered by conifer hedging. To the rear, the garden is a great size and is mainly laid to lawn, surrounded by Indian stone which provides a wealth of space to sit out and enjoy the warmer months. There is a timber gazebo with electric hot tub under with an additional patio adjacent and a children's playhouse/summer house. The detached garage has light and power and has remote controlled up and over doors.

#### **Council Tax**

Band E.

#### **Tenure**

We understand from the vendor that the property is freehold. We would however recommend that your solicitor check the tenure prior to exchange of contracts.

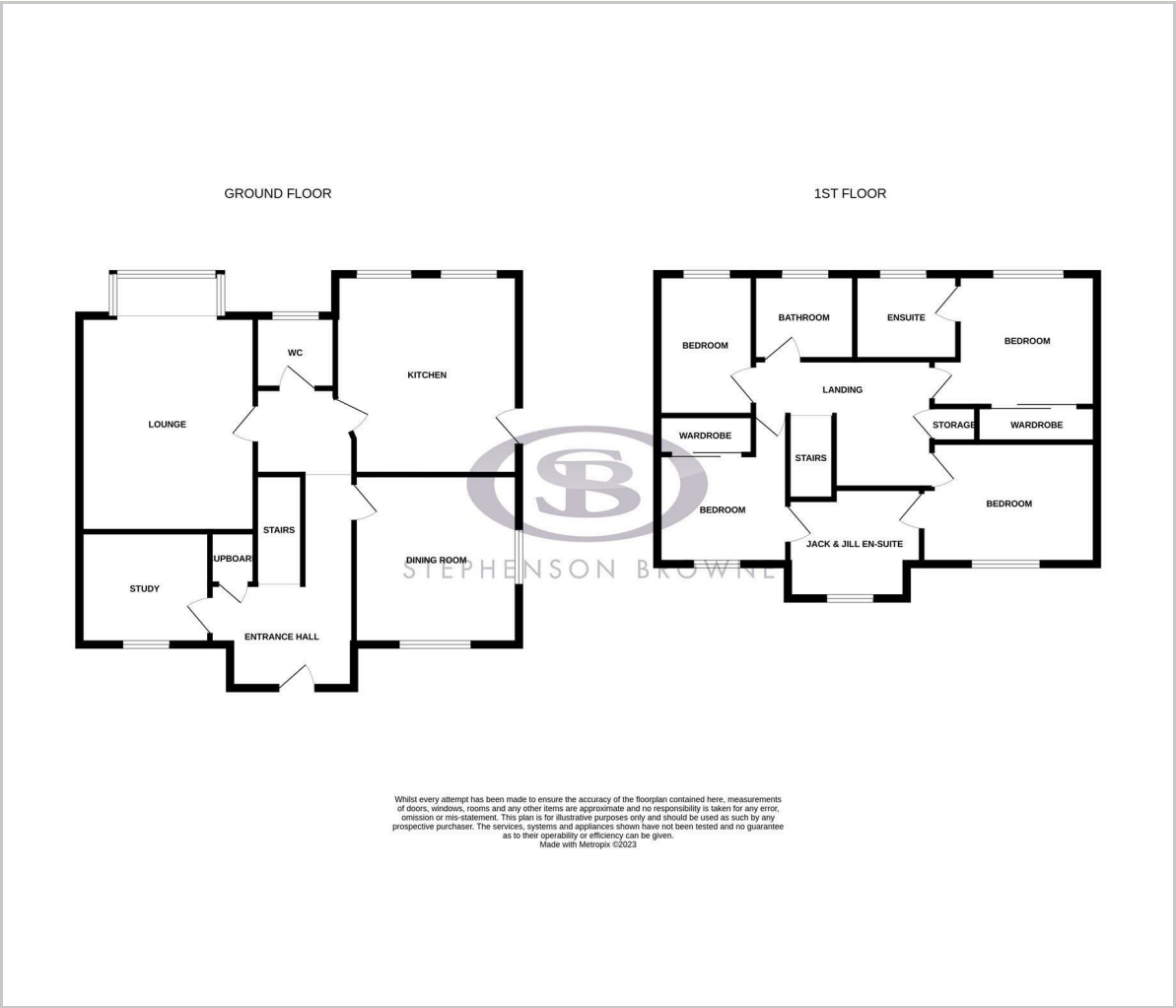
#### **Need to Sell?**

For a FREE valuation please call or e-mail and we will be happy to assist.





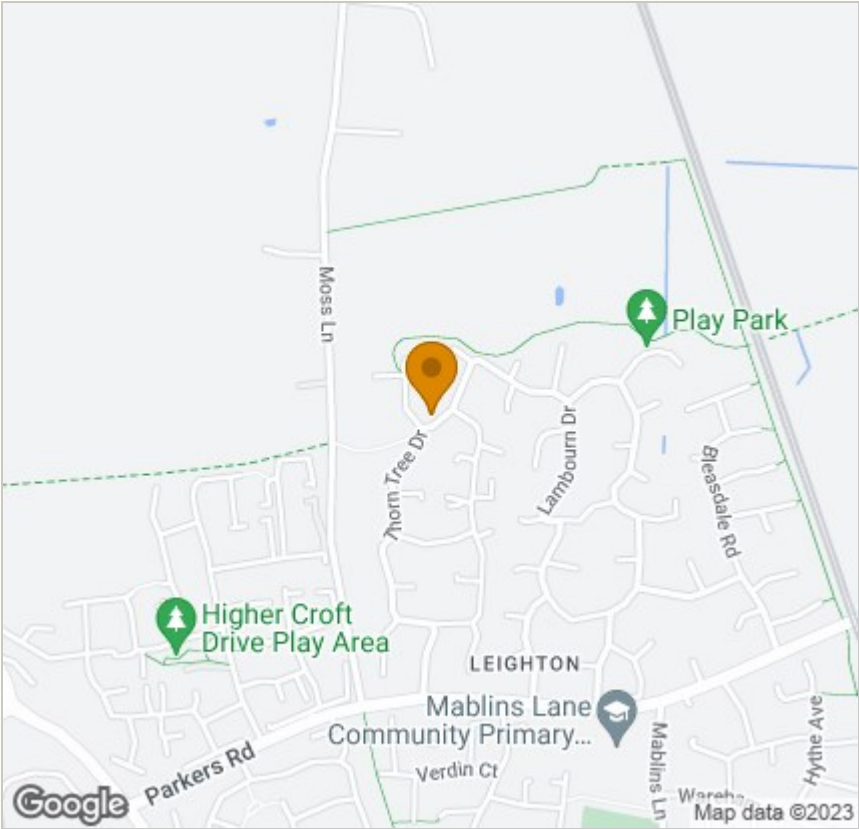
Floor Plan



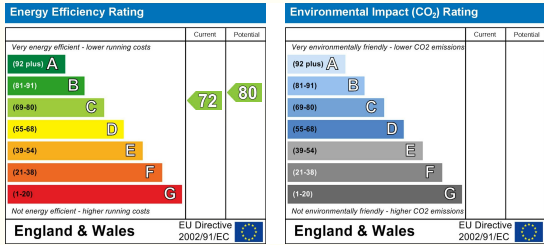
Viewing

Please contact our Crewe Sales Office on 01270 252545 if you wish to arrange a viewing appointment for this property or require further information.

Area Map



Energy Efficiency Graph



NOTICE: Stephenson Browne for themselves and for the vendors or lessors of this property whose agents they are give notice that: (1) the particulars are set out as a general guideline only for the guidance of intending purchasers or lessees, and do not constitute, nor constitute part of, an offer or contract; (2) all descriptions, dimensions, references to condition and necessary permissions for use and occupation, and other details are given in good faith and are believed to be correct but any intending purchasers or tenants should not rely on them as statements or representations of fact but must satisfy themselves by inspection or otherwise as to the correctness of each theme; (3) no person in the employment of Stephenson Browne has any authority to make representation or warranty whatever in relation to this property. (4) fixtures & fittings are subject to a formal list supplied by the vendors solicitors. **Referring to:** Move with Us Ltd **Average Fee:** £123.64

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