



**3 Allen Dunn Way**

CW2 5XQ

**Offers Over £285,000**



4



2



1



B



STEPHENSON BROWNE





# 3 Allen Dunn Way

- Modern Town House
- Four Bedrooms
- Modern Kitchen Diner
- Family Bathroom and En-Suite Shower Room
- Beautiful Tiered Rear Garden
- Semi-Detached
- Large Rear Aspect Lounge
- Downstairs WC
- Off Road Driveway Parking
- Sought After Weston Location

Very well proportioned and especially well presented, modern build three storey town house. Located on a new development in the sought after locality of Weston, this excellent home is perfect for families.

Briefly comprising, the home features a bay fronted kitchen diner, complete a full range of wall and base units with worktops over. Downstairs WC, under-stairs storage cupboard. Large rear aspect living room with French doors opening onto the garden.

Three bedrooms on the first floor, all well sized with two of which being double rooms. Three piece family bathroom. The top floor is occupied by a fantastic principal bedroom suite, complete with storage cupboard space and an en-suite three piece shower room.

Externally, the home provides off road parking for two vehicles via a tarmac driveway at the side. Well proportioned rear garden, fully enclosed by fenced borders and landscaped in a low maintenance fashion with patio paving and artificial turf.

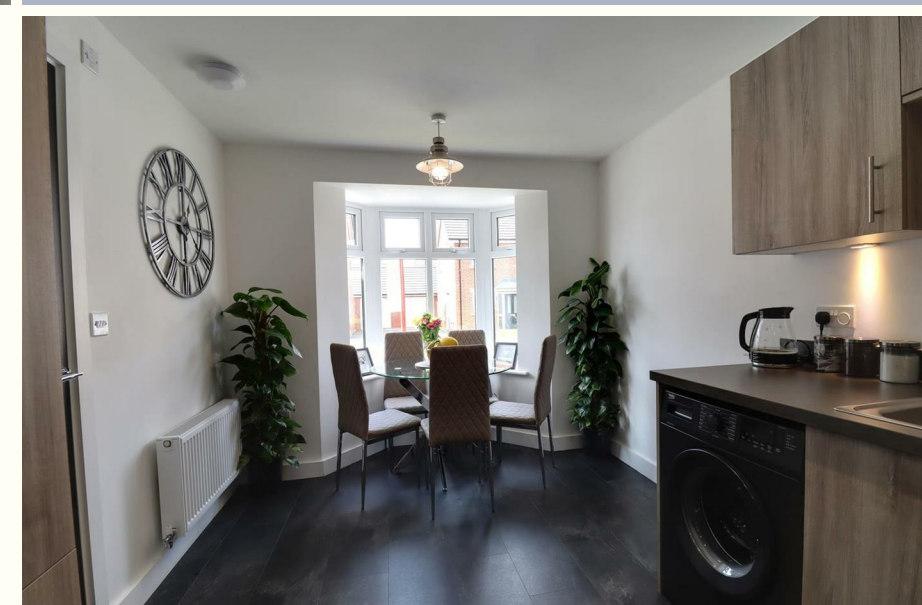


|                             |   |
|-----------------------------|---|
| <b>Ground Floor</b>         |   |
| <b>Entrance Hallway</b>     | 17'4" x 3'8" (5.29 x 1.12)                    |
| <b>Downstairs WC</b>        | 5'6" x 2'8" (1.70 x 0.83)                     |
| <b>Kitchen Diner</b>        | 15'8" into bay x 8'11" (4.78 into bay x 2.72) |
| <b>Living Room</b>          | 15'11" x 11'6" (4.86 x 3.53)                  |
| <b>First Floor</b>          |   |
| <b>Landing</b>              | 9'7" x 3'6" (2.93 x 1.08)                     |
| <b>Bedroom Two</b>          | 13'1" x max x 9'0" (3.99 x max x 2.75)        |
| <b>Bedroom Three</b>        | 12'9" x 8'5" (3.89 x 2.57)                    |
| <b>Bedroom Four</b>         | 9'3" x 7'4" (2.84 x 2.25)                     |
| <b>Bathroom</b>             | 6'7" x 6'3" (2.03 x 1.93)                     |
| <b>Second Floor</b>         |   |
| <b>Bedroom One</b>          | 22'4" max x 12'4" max (6.82 max x 3.78 max)   |
| <b>Bedroom One En-Suite</b> | 8'6" x 6'11" (2.61 x 2.12)                    |





**Directions**





Floor Plans

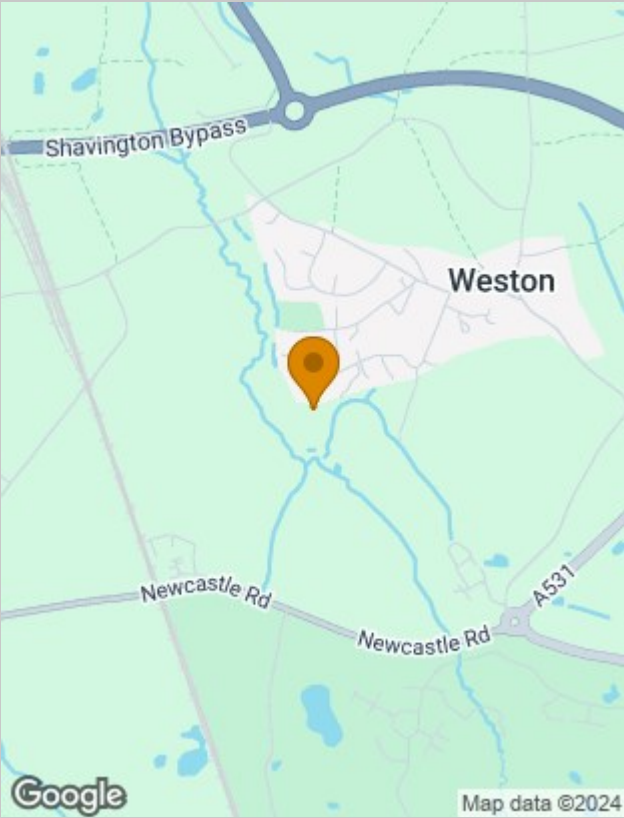


Viewing

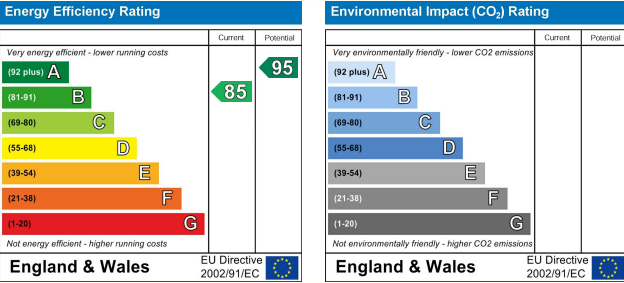
Please contact our Crewe Sales Office on 01270 252545 if you wish to arrange a viewing appointment for this property or require further information.

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

Location Map



Energy Performance Graph



234 Nantwich Road, Crewe, Cheshire, CW2 6BP

T: 01270 252545 E: crewe@stephensonbrowne.co.uk | www.stephensonbrowne.co.uk