



STEPHENSON BROWNE

Marton Close, Congleton

CW12 2HS



£275,000

Description

This three-bedroom detached bungalow, located on the highly regarded Marton Close in the sought-after Lower Heath area of Congleton, presents an exciting opportunity for buyers looking to create their ideal home. Set on a generous plot, the property offers fantastic potential for modernisation or extension (subject to the relevant permissions), making it perfect for those wanting to add value or tailor a home to their own needs.

The location is a key highlight, providing excellent commuter links to surrounding towns and transport networks, while also offering the charm of countryside living with scenic walks right on your doorstep. Families will appreciate the convenience of being within walking distance of Eaton Bank Academy, and the property is just a short drive from Congleton town centre, where a wide range of shops, amenities, cafes, and services can be found.

Internally, the property comprises a well planned and spacious layout offering a welcoming entrance hall, a spacious lounge, and a dining kitchen. In addition, there are three well-proportioned bedrooms, along with a main bathroom and a separate WC, offering both comfort and practicality.

Externally, the bungalow sits on a generous plot, with a driveway to the front providing ample off-road parking, alongside a substantial lawned garden enhanced by mature greenery. Access is available down both sides of the property; to the left-hand side, additional garden space leads through gated access to the rear. The rear garden features a bricked paved patio area, ideal for outdoor seating and entertaining, which opens onto a



secluded and private garden, predominantly laid to lawn. A further lower-tiered section adds depth and versatility, making this outdoor space a true haven for gardening enthusiasts.

Combining space, location, and opportunity, this bungalow is an ideal prospect for a variety of buyers, from families to downsizers or investors alike.



Viewing

Please contact our office using the details provided on the final page if you are interested in booking a viewing or require further information.



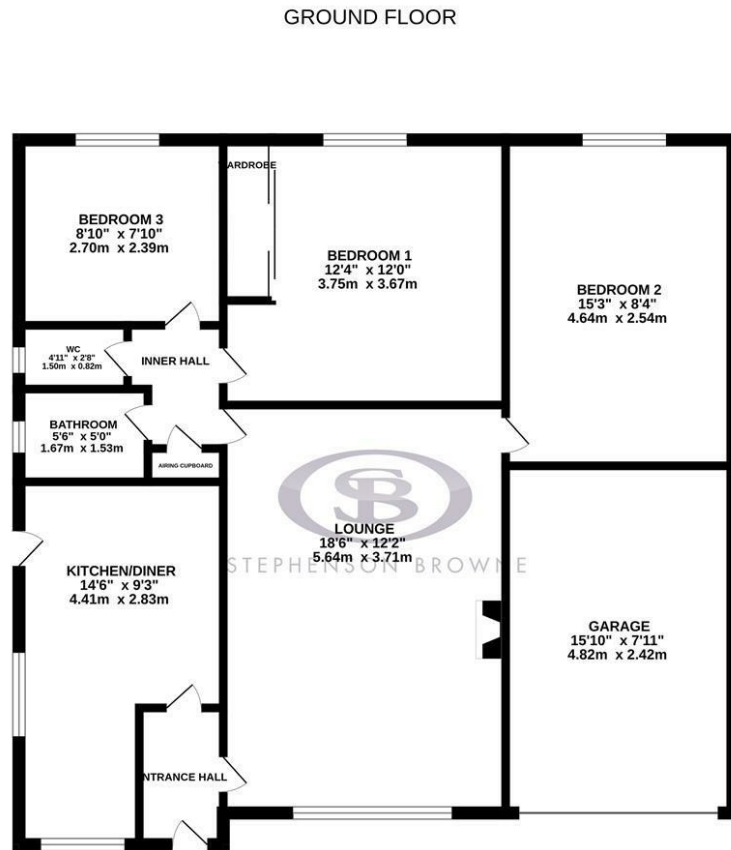
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Floorplans



Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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Area Map



EPC Rating

Energy Efficiency Rating		Environmental Impact (CO ₂) Rating	
	Current	Potential	
Very energy efficient - lower running costs			Very environmentally friendly - lower CO ₂ emissions
(92 plus) A			(92 plus) A
(81-91) B			(81-91) B
(69-80) C			(69-80) C
(55-68) D			(55-68) D
(39-54) E			(39-54) E
(21-38) F			(21-38) F
(1-20) G			(1-20) G
Not energy efficient - higher running costs			Not environmentally friendly - higher CO ₂ emissions
England & Wales			England & Wales
	EU Directive 2002/91/EC		EU Directive 2002/91/EC
		81	
	62		

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