



3 Holly Blue Road
Cheshire

£1,200 PCM



STEPHENSON BROWNE

3 Holly Blue Road, Cheshire CW11 4AF

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Available from the end of May, this fully furnished 3 bedroomed home located on Holly Blue Road in the charming town of Sandbach, this exquisite semi-detached house presents an exceptional opportunity for those seeking a modern and stylish home. As a new build, this property boasts contemporary design and high-quality finishes throughout.

The residence features three well-proportioned bedrooms, providing ample space for families or those wishing to accommodate guests. The property includes two bathrooms, ensuring convenience and comfort for all occupants. The heart of the home is a superbly appointed reception room, perfect for relaxation or entertaining.

The kitchen is a highlight, equipped with integrated appliances that cater to all culinary needs, making it a delight for any home chef. This ex-show home has been furnished to the highest standard, allowing for a seamless move-in experience.

Outside, the property offers an enclosed rear garden, ideal for enjoying the outdoors in privacy. Additionally, there is parking available for two vehicles, along with a garage, providing practical solutions for modern living.

Situated in close proximity to Sandbach town Centre and the M6, this location offers excellent transport links and local amenities, making it a desirable choice for commuters and families alike.

In summary, this semi-detached house on Holly Blue Road is a remarkable find, combining modern living with convenience and style. Do not miss the chance to make this stunning property your new home.

Important Notice

Whilst we endeavour to ensure accuracy of our lettings descriptions, it is the responsibility of the viewer to ask any more specific questions in any area of importance before making a formal application. Services are not tested prior to move in. All tenancies are available initially for a minimum term which will be confirmed by property by the agent. With the exception of shared accommodation, the tenant is responsible for council tax, water, gas and electric plus TV/media where applicable - please note we can not confirm the cost of these as they are different from person to person usage. Rent is paid one month in advance at all times. No cash alternative deposit scheme is offered.

ENTRANCE HALL

Stairs to the first floor, built in storage cupboard, cloakroom with WC

BREAKFAST KITCHEN

12'0" x 8'0" (3.65 x 2.44)

Window to the front elevation, fitted with a range of gloss fronted base and eye level units incorporating a ceramic hob and oven beneath and extractor hood. Integrated fridge freezer, dishwasher and washer dryer.

LOUNGE/DINER

15'0" mazxm x 14'5" (4.56 mazxm x 4.39)

French doors opening on to the rear garden, understairs storage cupboard and two radiators

CLAOKROOM

Low level wc and wash hand basin. Two mirrored walls .

LANDING

Built in storage cupboard and loft hatch.

MASTER SUITE

11'10" x 7'9" (3.60 x 2.37)

Window to the rear elevation, fitted wardrobes. radaiator

ENSUITE

Comprising Low level wc, enclosed shower cubicle and pedestal wash hand basin

BEDROOM TWO

8'6" x 8'3" (2.58 x 2.51)

Window to the front elevation, radiator, fitted mirror fronted wardrobe.

BEDROOM THREE

8'10" x 6'3" (2.69 x 1.90)

Window to rear, radiator, bulkit in wardrobe.

BATHROOM

Window to the front. Panelled bath, pedestal wash hand basin, low level wc.

NOT TO SCALE These floor plans are given as a guide only. Full completed measurements and details should be verified by any intending purchasers legal representative.

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