



# Jinks Aston

# FOR SALE



## 19 Casson Street, Crewe, Cheshire, CW1 3EG

**£115,000**

A 2 bed terrace property in good decorative order and benefiting from PVC Double Glazing and Gas Central Heating. The accommodation comprises: Entrance hall, 2 reception rooms, kitchen, family bathroom and rear walled yard and lawn garden.

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## The accommodation comprises:

The property is approached via a PVC panel main entrance door with glazed top panel which gives access into the reception hall.

### Reception hall

Having panel radiator, stair case and hand rail ascend off to the first floor, two wood panel doors give access to the reception rooms.

### Front reception room

9'10" x 11'

Being in good decorative order having PVC double glazed window to the front elevation, panel radiator, cove surround to the ceiling, and cupboard housed in the chimney breast recess housing the gas and electric meter

### Rear Reception room

9'10" x 12'4"

Again being in good decorative order T.V. point, PVC double glazed window to the rear elevation, panel radiator,, wall mounted thermostat, two wood panel doors one giving access to the kitchen the other to the under stairs storage cupboard.

### Kitchen

6'7" x 12'1"

Having a range of fitted wall and base units, with roll edge work surfaces having hob, oven and extractor, sink and drainer, kitchen being partially tiled, PVC double glazed window, panel radiator, wood laid laminate flooring and PVC double glazed door gives access to the external rear of the property.

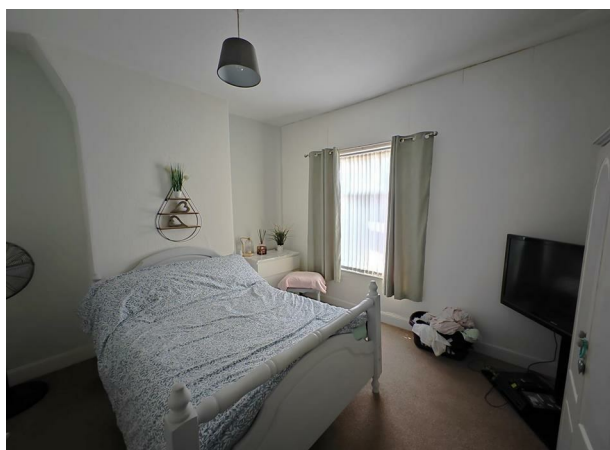
### Landing

Having balustrade gallery landing top, three wood panel doors give access off to all rooms and loft access to the ceiling.

### Bedroom 1

11'1" x 13'

Being in good decorative order, PVC double glazed window to the front elevation and panel radiator



## **Bedroom 2**

12'5" x 7'8"

Good decoartive order, panel radiator, electric storage heater and PVC double glazed windw to the rear elevation.

## **Bathroom**

6'8" x 12'2"

Haiving a three piece suite comprising of: low level W.C., pedestal waash hand basin and panel bath with shower over, PVC double glazed opaque window to the rear elevation, panel radiator, wall mounted extractor fan and cupboard housing the gas combination boiler.

## **Externally**

To the rear we have a neat yard and lawn area with two brick bult storage sheds.

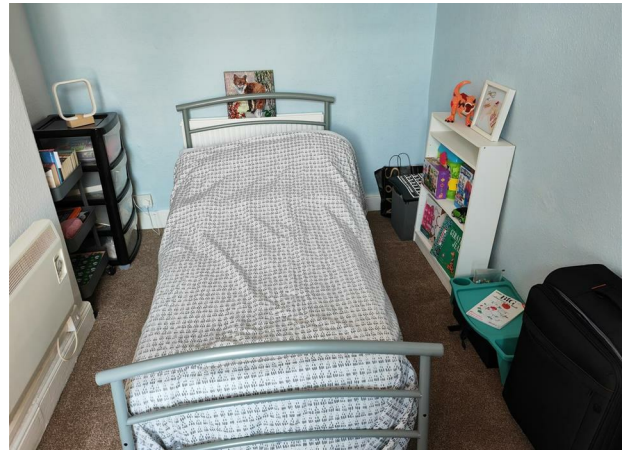
## **Tenure**

The tenure of the property is understood to be freehold (this should be verified prior to commitment)

## **Services**

All main services (not tested).

## **Council tax Band A**

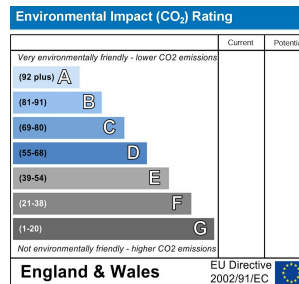
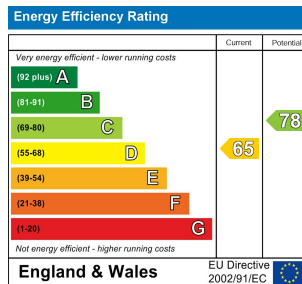




TOTAL AREA: APPROX. 815.3 SQ. FEET

Plan produced by www.firstpropertyservices.co.uk. We accept no responsibility for any mistake or inaccuracy contained within the floorplan. The floorplan is provided as a guide and should be taken as an illustration only. The measurements, contents and positioning are approximations only and provided as a guidance tool and not an exact replication of the property.

Plan produced using PlanUp.



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