



# Bridgewater

## Estates & Lettings



### 8 Albany Grove, Lymm, WA13 9LX

This delightful and well presented 3 bedroom semi detached house is offered to let on an unfurnished basis. Located in a popular area of Lymm the property benefits from having larger than average gardens and parking for several vehicles. Additionally there is a conservatory, downstairs WC and utility room and also a home office.

The accommodation in general includes:

#### GROUND FLOOR

Entrance hall, through lounge and dining room, office, kitchen diner, utility room, downstairs WC and conservatory.

#### FIRST FLOOR

Three bedroom and a family bathroom.

#### EXTERNALLY

Rear garden comprising mainly of a lawned area and patio with a storage shed.  
The front of the property is hard standing for parking of several cars.

- Parking for several cars
- Conservatory
- Home office
- Downstairs WC
- Enclosed rear garden
- Storage shed

**£1,350 Per Month**

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