



# Wright Marshall

Estate Agents

## 1 Crown Cottages Chester Road Northwich CW8 2HB



### £1,100 Per Calendar Month

1 Princess Street, Knutsford, Cheshire, WA16 6BY  
T. 01565 621624  
Knutsford@wrightmarshall.co.uk /  
Cheshirelettings@wrightmarshall.co.uk



A Delightful Character Cottage in the Heart of Rural Oakmere, set over three well-appointed floors, enjoying a peaceful yet highly convenient location with excellent transport links to the wider region.

### Description

The ground floor features a warm and inviting living room, complete with a striking coal fireplace that adds to the property's traditional charm. This leads through to a practical and well-equipped kitchen, benefiting from an integrated fridge freezer and plumbing for a washing machine. A separate dining room at the rear of the property provides an ideal space for entertaining, with double doors opening out to the garden perfect for indoor-outdoor living.

On the first floor, you'll find two generously sized bedrooms alongside a modern three-piece family bathroom, featuring a shower over the bath.

The spacious master suite occupies the entire top floor, offering a peaceful retreat with dual-aspect windows flooding the room with natural light, as well as a private ensuite shower room for added convenience.

Externally, the property enjoys gardens extending to three sides. A private driveway provides off-road parking for two

vehicles, while a brick-built outbuilding with power and lighting adds valuable storage.

### Location

Oakmere village is located on the A556 Chester to Manchester Road approximately 7 miles from Frodsham and 5 miles from Tarporley. The village boasts a couple of pubs, The Abbey Arms and the Fishpool In, the highly regarded Delamere Golf Club which is only a short walk away and an excellent convenience store which is a 2 minute drive away.

Frodsham and Northwich are the closest towns with larger supermarkets, restaurants and cafes while Chester city centre is less than half an hours drive from Oakmere, including Cheshire Oaks Designer Outlet.

Local highly regarded primary schools include Delamere C of E Academy and Kelsall Primary School and there are several high performing secondary schools in Northwich including The Grange, Weaverham High School and St Nicholas RC High School.





### Energy Efficiency Rating

	Current	Potential
Very energy efficient - lower running costs		
(92 plus) <b>A</b>		
(81-91) <b>B</b>		<b>86</b>
(69-80) <b>C</b>		
(55-68) <b>D</b>		
(39-54) <b>E</b>	<b>49</b>	
(21-38) <b>F</b>		
(1-20) <b>G</b>		
Not energy efficient - higher running costs		

**England & Wales** EU Directive 2002/91/EC

These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.