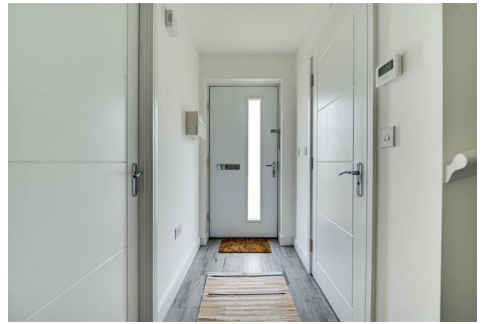


# chris hamriding

lettings & estate agents



## 11 Bilberry Way, Congleton, CW12 4YP

### Offers In The Region Of £269,000

Offered for sale with NO ONWARD CHAIN!

Located in an exclusive residential area and recently constructed by highly reputable builders 'Seddon Homes', this attractive property sits on an enviable corner plot with a great outlook to both front and rear. Inside the handsome property the well proportioned rooms flow effortlessly across both floors and are stunningly presented. The lifestyle could suit a wide range of buyers and the comfortable living space lends itself to entertaining and relaxing in equal measure! Outside the home to the front is a beautiful garden overlooking a green private aspect whilst the rear enjoys a most spacious garden that will pleasantly surprise you with its proportion! Speaking of large proportions, the driveway to the side of the home is huge! Plenty of space for cars and (subject to planning permissions) could easily suit an extension!

A short walk from the property in question and you will find yourself amidst miles of gorgeous countryside just as easily as you'll arrive at the local shops or the bustling town centre of Congleton. The recently opened Congleton Link Road is also nearby thus making this home ideal for the commuter.

We are confident this will prove very popular with discerning buyers looking for their dream home so read on to find out more, view our photos and floor plan then call the Congleton property experts here at Chris Hamriding Estate Agents to book that all important viewing!





Floor Plan

Ground floor



Property in question is a reverse image of this floor plan.

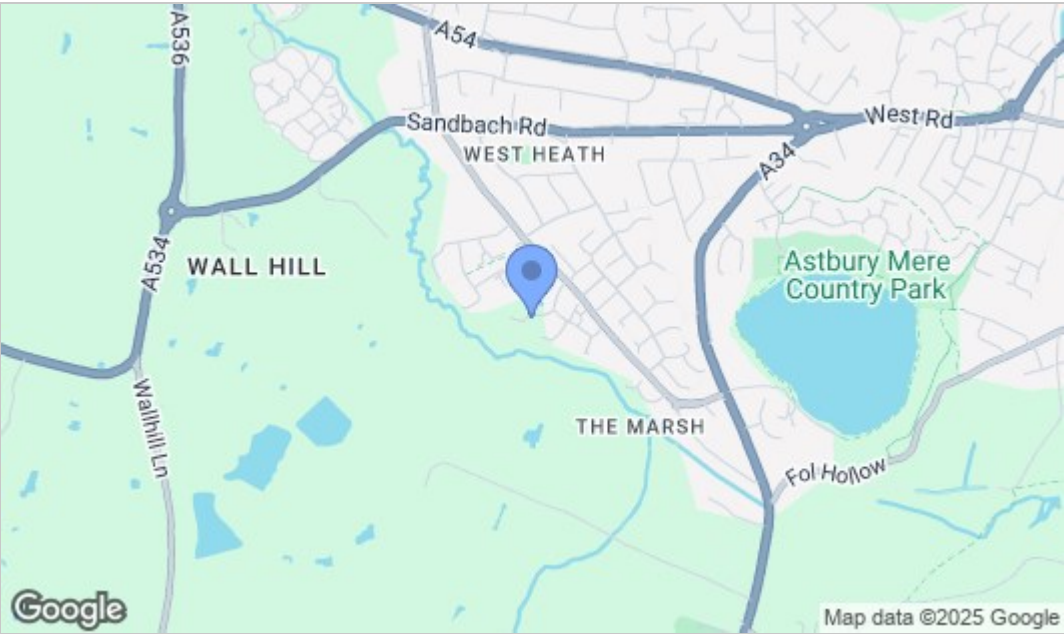
First floor



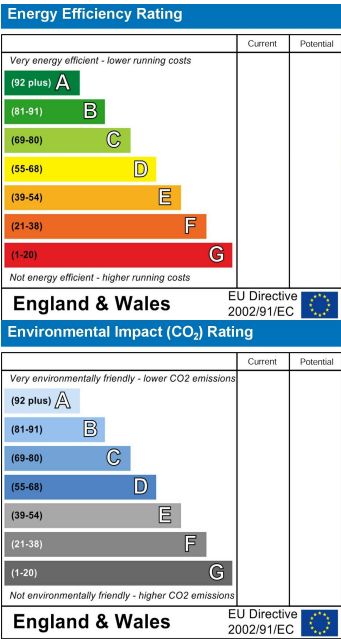
|                    |                |
|--------------------|----------------|
| Lounge/Dining Area | 14'11" x 13'5" |
| Kitchen            | 7'3" x 10'2"   |
| WC                 | 3'2" x 5'11"   |

|                |               |
|----------------|---------------|
| Master Bedroom | 11'3" x 12'5" |
| En Suite       | 5'11" x 5'11" |
| Bedroom 2      | 7'8" x 11'2"  |
| Bathroom       | 6'11" x 6'6"  |

Area Map



Energy Efficiency Graph



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