



Helping *you* move



Plot 20, The Cook, Aston Meadows,
Whitchurch Road, Nantwich, CW5 8DB

Asking Price
£339,995

WOW! A superb new build four bedroom detached family home with garage, situated on an exciting new development in the village of Aston near Nantwich, Cheshire. Help to Buy is available subject to terms and conditions.

Overview

- Impressive New Build Detached Home
- Four Bedrooms
- Fantastic New Development
- Help to Buy Available (T&C's Apply)
- Master En Suite and Family Bathroom
- Generous Lounge
- Garage and Driveway
- Other Property Types Available

A central hallway opens up the property, with a living room to the right, with bi-folding doors opening onto the rear aspect. To the left, a modern kitchen and utility room leading to the rear garden, and a WC completes the downstairs.

Upstairs benefits from three double bedrooms, one with en suite, a single bedroom and a modern family bathroom.

Combining contemporary design with unrivalled luxury, Aston Meadows comprises 33 carefully designed properties, perfectly complementing the local area. The prestigious development features homes to suit every customer's needs, three and four bedrooms, across semi-detached and detached properties.

Each home is exquisitely styled, inside and out, with high-class specification, finishing and balanced use of space, with Hollins' trademark attention to detail extending to the professionally landscaped development.

Situated in the village of Aston, the development seamlessly combines a new community of striking modern property design with the peaceful rural Cheshire landscape, ideal for those wanting the best of both worlds.





LOUNGE

11' 3" x 20' 1" (3.43m x 6.12m)

KITCHEN/DINING

13' 10" x 20' 1" (4.22m x 6.12m)

BEDROOM ONE

11' 5" x 8' 9" (3.48m x 2.67m)

BEDROOM TWO

10' 0" x 12' 7" (3.05m x 3.84m)

BEDROOM THREE

10' 0" x 9' 5" (3.05m x 2.87m)

BEDROOM FOUR

11' 5" x 6' 9" (3.48m x 2.06m)

TENURE

We are advised that the property is Freehold and this will be confirmed by the Vendors Solicitor during the Pre- Contract Enquiries. Vacant possession upon completion.

LOCAL AUTHORITY

Cheshire East Council, Crewe Customer Service Centre, Delamere House, Delamere Street, Crewe, CW1 2JZ. Council Tax enquiries 0300 123 5013

SERVICES

We are advised that mains electricity, water and drainage are available. Barbers have not tested any apparatus, equipment, fittings etc or services to this property, so cannot confirm that they are in working order or fit for purpose. A buyer is recommended to obtain confirmation from their Surveyor or Solicitor.

PROPERTY INFORMATION

All images used are for illustrative purposes. These and the dimensions given are illustrative for this house type and individual properties may differ. Please check with your Sales Adviser in respect of individual properties. We give maximum dimensions within each room which includes areas of fixtures and fittings including fitted furniture. These dimensions should not be used for carpet or flooring sizes, appliance spaces or items of furniture. All images, photographs and dimensions are not intended to be relied upon for, nor to form part of, any contract unless specifically incorporated in writing into the contract.

VIEWING ARRANGEMENTS

By arrangement with the Agents Office at 34 High Street, Whitchurch, Shropshire, SY13 1BB: Tel: 01948 667272 or email: whitchurch@barbers-online.co.uk

ENERGY PERFORMANCE

The full energy performance certificate (EPC) is available for this property upon request.

AML REGULATIONS

To ensure compliance with the latest Anti Money Laundering Regulations all intending purchasers must produce identification documents prior to the issue of sale confirmation. To avoid delays in the buying process please provide the required documents as soon as possible. We may use an online service provider to also confirm your identity. A list of acceptable ID documents is available upon request.

METHOD OF SALE

For Sale by Private Treaty.

WH27888 11102020

Selling your home?

If you are considering selling your home please contact us today for your no obligation free market appraisal.

Our dedicated and friendly team will assist you 6 days a week. Get in touch today!

BRANCH NAME

Branch Address | Tel: 01948 667272

Email: whitchurch@barbers-online.co.uk



IMPORTANT: we would like to inform prospective purchasers that these sales particulars have been prepared as a general guide only. A detailed survey has not been carried out, nor the services, appliances and fittings tested. Room sizes should not be relied upon for furnishing purposes and are approximate. If floor plans are included, they are for guidance purposes only and illustration purposes only and may not be to scale. If there are any important matters likely to affect your decision to buy, please contact us before viewing the property.