

Grove Avenue, Lymm, WA13 0HF

£340,000

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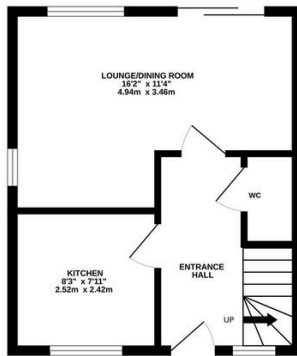


A spacious three bedroom semi-detached property offering good sized accommodation arranged over three floors, located within walking distance of Lymm village centre and local amenities. Benefitting from fully enclosed front and rear gardens, early viewings are strongly advised to appreciate all that this family property has to offer. CHAIN FREE

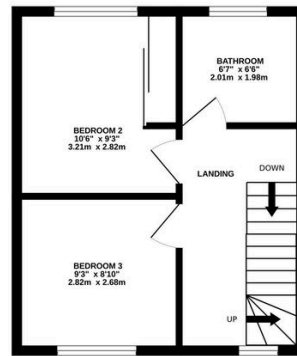
## Key Features

- CHAIN FREE
- Fully enclosed front and rear gardens
- Well proportioned bright lounge
- Master bedroom with en-suite shower room
- Family bathroom with a white suite and corner bath
- Kitchen with integrated appliances
- Gas Central Heating and UPVC Double Glazing
- Walking distance of Lymm village centre and all of its amenities
- Easy commuting distance to major motorway networks
- Early viewings strongly recommended to appreciate all that this family home has to offer

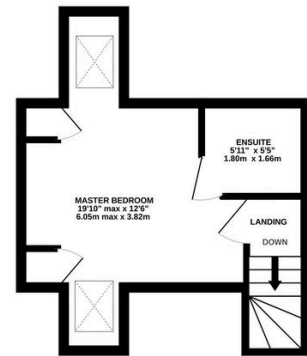
GROUND FLOOR  
313 sq.ft. (29.0 sq.m.) approx.



1ST FLOOR  
313 sq.ft. (29.0 sq.m.) approx.



2ND FLOOR  
212 sq.ft. (19.7 sq.m.) approx.



TOTAL FLOOR AREA: 837 sq.ft. (77.8 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.  
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