



Four/Five Bed Detached
Converted Garage



**Contemporary Kitchen &
Bathrooms**
Sought After Area



Off Road Parking
Viewing Highly Advised

18 Fox Covert
Runcorn, WA7 6SJ

**Offers in Excess
of £270,000**

**** SPACIOUS FOUR BEDROOM DETACHED FAMILY HOME. HIGHLY SOUGHT AFTER AREA. VIEWING ADVISED.**** Adams Estate Agents are delighted to bring to market, this four bedroom detached family home, in the ever popular area of Norton. The property has been updated by the current owners boasting contemporary a kitchen and bathrooms. In brief the accommodation comprises; entrance hall, open plan lounge/dining room, conservatory, kitchen utility room, WC and converted garage which is versatile with its use, to the ground floor. Whilst, to the first floor, there are four bedrooms with the master offering an en-suite shower room facility and family bathroom.

Ground Floor Entrance Hall

UPVC door to front. Central heating radiator. Laminate flooring.



Lounge

Feature fireplace housing living flame gas fire with marble hearth. Central heating radiator. Laminate flooring. Open into;

Dining Room

Central heating radiator. Laminate flooring. Sliding patio doors to rear, accessing;



Kitchen

Fitted with a range of high gloss wall and base units with work surfaces over. Inset sink unit. Built in oven with hob over. Integrated dishwasher. Central heating radiator. Under stairs storage cupboard. UPVC window to rear.



Conservatory

Brick built UPVC conservatory; Wall mounted storage heater. Tiled flooring. UPVC French door to side.



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Adams is a trading name of Adams Sales Ltd. Registered office 53 Albert Road, Widnes, WA8 6JS
VAT Registration No. 582 2476 27. Registered in England No. 05232172

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Utility Room

UPVC door to rear. Tiled flooring.

WC

Low Level WC. Vanity mounted wash hand basin. Chrome towel rail. Tiled flooring. UPVC window to side.



En-suite Shower Room

Recently fitted with a matching suite comprising; Walk in shower cubicle with rainfall shower. Vanity mounted wash hand basin. Low level WC. Chrome towel rail. Tiled walls. Tiled flooring. UPVC window to rear.

Garage Conversion

Central heating radiator. Laminate flooring. UPVC window to front.

First Floor



Master bedroom

Fitted with built in wardrobes. Central heating radiator. UPVC window to front. Access to en-suite shower room;



Bedroom Two

Built in wardrobes. Central heating radiator. Laminate flooring. UPVC window to front.



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Bedroom Three

Built in wardrobes. Central heating radiator. Laminate flooring. UPVC window to rear.



Bedroom Four

Storage Cupboard. Central heating radiator. Laminate flooring. UPVC window to front.



Family Bathroom

Fitted with a matching suite comprising; bath with mixer tap and shower head. Vanity mounted wash hand basin. Low level WC. Towel Rail. Tiled wall. Tiled Flooring. UPVC window to rear.

Externally

To the front of the property there is a pleasant laid to lawn garden with flower and shrub borders and driveway providing off road parking. Whilst to the rear, an enclosed two tier laid to lawn garden, with patio area, seating area with a feature bar. Electrical sockets.



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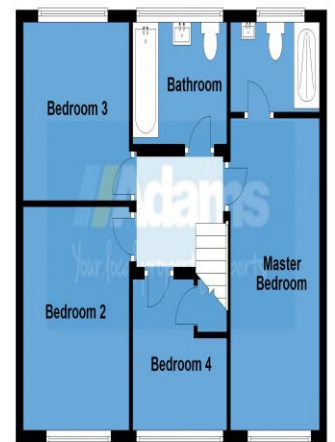
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Ground Floor



First Floor



Tenure

This property is of freehold tenure.



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