



MAYFIELD ROAD, BLACON

£200,000

- A FANTASTIC OPPORTUNITY FOR THOSE KEEN TO CREATE THEIR OWN DREAM HOME
- A LARGER THAN AVERAGE PLOT
- CLOSE TO EXCELLENT LOCAL AMENITIES
- THREE GOOD SIZED BEDROOMS
- GAS HEATING WITH NEW HIVE SYSTEM
- DO NOT MISS OUT - A MUST VIEW!



7 MAYFIELD ROAD, CHESTER, CH1 5HY



****CASH BUYERS ONLY **** A FANTASTIC OPPORTUNITY SITTING ON AN EXTENSIVE PLOT OF APPROX 1/3 ACRE! Located on a highly regarded residential road in the heart of Blacon, this impressive detached bungalow is a superb opportunity and is simply a must view. Excellent amenities are nearby including well rated schools, a range of local shops, frequent bus links, Sealand retail park & Chester City under a 10 minute car journey away. This home has been in the same family for over 50 years through three generations. The boiler was replaced only a year ago with a high-tech economy Gas combi boiler, controlled via the Hive App. Flooded in natural light, in brief the property benefits from hallway, lounge, dining room, kitchen/morning room, utility area, shower room, a further sitting/bedroom and two double bedrooms. There is also a sunroom leading out to the large rear garden. Outside, to the front there is off road parking for several vehicles, outbuildings/storage. The rear garden is larger than average and is mainly laid to lawn with mature shrubs and seating areas perfect for outdoor entertaining. The property benefits from gas heating and a viewing is highly advised!



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Council Tax:

Band

Local Authority:

Cheshire West and Chester Council

OFFICE CONTACT INFO

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Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate, and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements

Score	Energy rating	Current	Potential
92+	A		
81-91	B		84 B
69-80	C		
55-68	D	57 D	
39-54	E		
21-38	F		
1-20	G		