

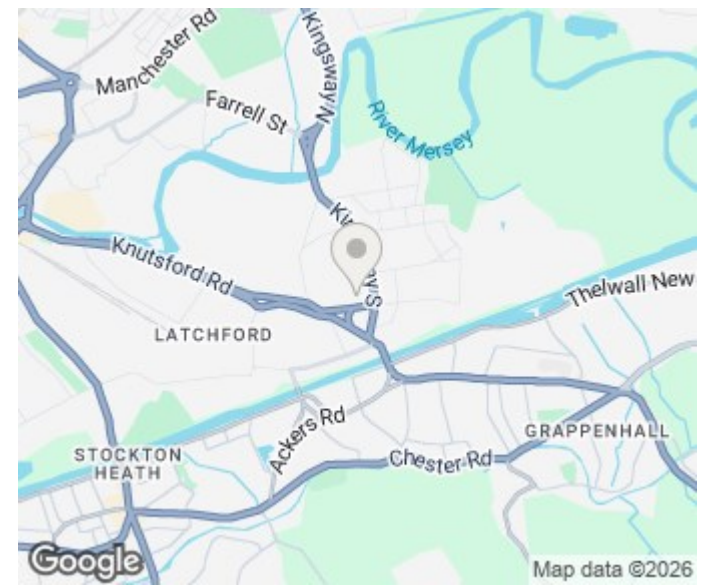



## 63 ASHFIELD GARDENS WA4 1PQ

£700 PCM

Welcome to this charming ground floor apartment located in the desirable Ashfield Gardens, Warrington. This delightful property features one spacious bedroom, making it an ideal choice for individuals or couples seeking a comfortable living space. The apartment boasts a well-appointed reception room, perfect for relaxation or entertaining guests.





Energy Efficiency Rating		
	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92 plus) <b>A</b>		
(81-91) <b>B</b>		
(69-80) <b>C</b>		
(55-68) <b>D</b>		
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
<i>Not energy efficient - higher running costs</i>		
<b>England &amp; Wales</b>	EU Directive 2002/91/EC 	

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

222 Estates Lettings and Sales  
 222 Orford Lane Orford  
 Warrington  
 Cheshire  
 WA2 7BB

01925 499599  
 info@222estates.co.uk  
 www.222estates.co.uk

