



37 HALE STREET WARRINGTON, WA2 7BU

£800 PER MONTH

Welcome to this splendid two-bedroom first-floor flat located on Hale Street in Warrington. This property has been completely renovated to a high standard, making it an ideal choice for those seeking modern living in a convenient location.

MANDATORY £75 FOR WATER AND ELECTRIC BILL ON TOP OF RENT.

As you enter, at the end of the hallway you will be greeted by a spacious reception room that offers a warm and inviting atmosphere, perfect for relaxation or entertaining guests. The new laminate flooring throughout adds a touch of elegance and is both stylish and easy to maintain.





Energy Efficiency Rating		
	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D	61	61
(39-54) E		
(21-38) F		
(1-20) G		
<i>Not energy efficient - higher running costs</i>		
England & Wales	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

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