

Buttercup Close, Warrington, WA5 1BH

£430,000

Council Tax Band:



Nestled in the charming Buttercup Close, Warrington, this impressive detached house offers a perfect blend of modern living and spacious comfort. Built in 2006, the property boasts an expansive 1,905 square feet of well-designed living space, making it an ideal family home.

Upon entering, you are greeted by two inviting reception rooms, perfect for entertaining guests or enjoying quiet family evenings. The layout is thoughtfully designed to provide both privacy and connectivity, ensuring that every member of the household can find their own space while still being part of the family dynamic.

This remarkable residence features six generously sized bedrooms, providing ample accommodation for a growing family or the potential for a home office or guest rooms. With four well-appointed bathrooms, morning routines will be a breeze, allowing for convenience and comfort for all.

The property is situated in a peaceful neighbourhood, making it an ideal retreat from the hustle and bustle of daily life while still being conveniently located near local amenities and transport links. Whether you are looking to enjoy the tranquillity of suburban living or seeking a home that can adapt to your family's needs, this house on Buttercup Close is a splendid choice.

In summary, this detached house is a rare find, offering spacious living, modern conveniences, and a welcoming atmosphere. It is a perfect opportunity for those seeking a delightful family home in Warrington.



The Hive Sankey Street, Warrington, WA1

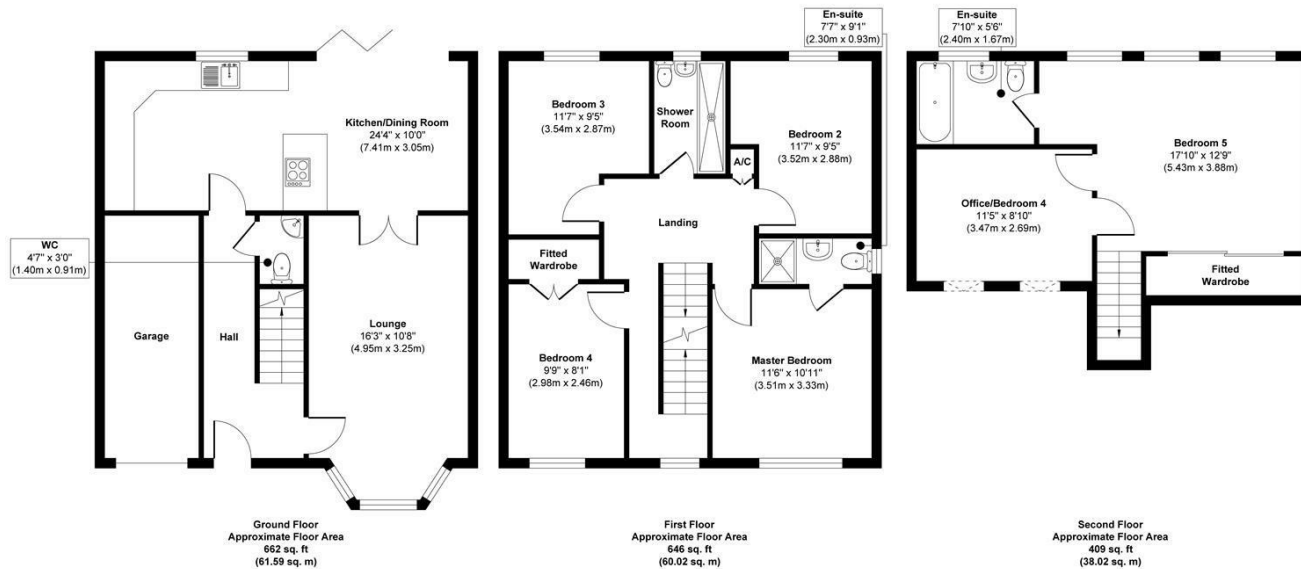
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### 9 Buttercup Close



Approx. Gross Internal Floor Area 1717 sq. ft / 159.63 sq. m

Illustration for identification purposes only, measurements are approximate, not to scale.  
Produced by Elements Property



#### Energy Efficiency Rating

	Current	Potential
Very energy efficient - lower running costs		
(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>		
Not energy efficient - higher running costs		
	77	

England & Wales EU Directive 2002/91/EC