



**MISREPRESENTATION ACT 1967.**

Messrs Wright Marshall for themselves and for the vendors or Lessors of this property, whose agents they are, give notice that:

1. The particulars are set out as general outline only for the guidance of intending purchasers, and do not constitute, nor constitute part of, an offer or contract.
2. All descriptions and references to condition and necessary permissions for use and occupation, and other details are given in good faith and are believed to be correct but any intending purchasers or tenants should not rely on them as statements or representations of fact but must satisfy themselves by inspection or otherwise as to the correctness of each of them.
3. No person in the employment of Messrs. Wright Marshall has any authority to make any representation whatever in relation to this property.

This is a well maintained two bedroom terraced house in a convenient location just a short walk from Crewe Railway Station and Nantwich Road with lots of shops and amenities. The accommodation comprises of Living room, dining room, fitted kitchen and cloakroom downstairs and 2 double bedrooms and bathroom upstairs. There is off road parking to the rear of the property and small yard to rear.

Council Tax Band - A

EPC Rating - C