



## 5 Burlea Drive, Shavington

£230,000 Freehold



Quiet cul-de-sac location in the popular village of Shavington. • Spacious dual-aspect living room with feature fire and space for dining. • Bright conservatory with French doors opening onto a private garden. • Two bedrooms, including a generous double and a second with built-in storage. • Driveway for two to three cars and a garage with side access.



This well-presented two-bedroom semi-detached bungalow is tucked away in a quiet cul-de-sac in the popular village of Shavington, offering spacious and well-balanced accommodation throughout.

The living room is a generous and versatile space, ideal for both relaxing and entertaining. There is ample room for cosy evenings by the fire as well as a dining area, with dual-aspect windows enhancing the sense of space. A large window stretching across much of the front elevation floods the room with natural light, creating a bright and welcoming atmosphere.

The kitchen is thoughtfully laid out and provides space for a washing machine and a fridge/freezer, alongside an integrated oven and hob. There is an excellent range of cupboards offering plenty of storage and practical worktop space.

A real highlight of the property is the conservatory. This bright and spacious room offers a seamless connection to the garden, with French doors opening directly outside, making it an ideal spot to relax or entertain while enjoying views of the garden.

Bedroom one is a spacious double bedroom with plenty of room for freestanding furniture. Bedroom two is slightly smaller and benefits from built-in wardrobes and cupboards, making it a practical and well-organised space.

The bathroom is fitted with a bath and overhead shower, providing both comfort and convenience.

Outside, the private rear garden is perfect for those who enjoy gardening or spending time outdoors. The garage offers excellent storage space and benefits from a useful side access door. To the front, the property has a driveway providing parking for two to three cars, along with a front garden area.

Overall, this bungalow combines bright living spaces, practical accommodation and a peaceful cul-de-sac setting in a desirable Shavington location.

### **Location**

Shavington is a large village to the south of Crewe and east of Nantwich offering a wide range of amenities and good road links but with the benefit of the countryside being moments away. The village offers an array of amenities including pubs and restaurants, convenience shops, primary and secondary school, leisure centre, medical practice and pharmacy. There are excellent road links to the larger towns of Nantwich, Crewe and Newcastle-under-Lyme and junction 16 of the M6 is only 6 miles away providing access to all the major cities. The major train station of Crewe is just 2.8 miles (approx.) away and the nearest airports are Manchester and Liverpool to the north and Birmingham to the south.

Descripti



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Council Tax band: B

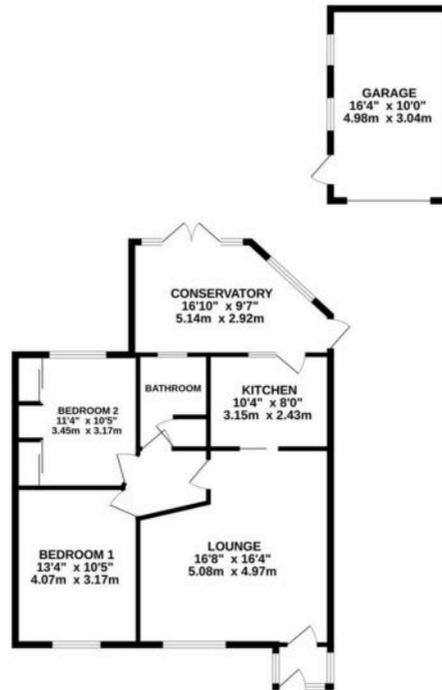
Tenure: Freehold

EPC Energy Efficiency Rating: D

EPC Environmental Impact Rating: D



GROUND FLOOR  
979 sq.ft. (91.0 sq.m.) approx.



TOTAL FLOOR AREA: 979 sq ft. (91.0 sq.m.) approx.  
Model views offered have been made to ensure the accuracy of the foregoing conditions, measurements, of doors, windows, stairs and any other items are appropriate and no responsibility is taken for any error, omission or misstatement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.  
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