



Lynton Drive, Bebington

£325,000



LESLEY HOOKS
ESTATE AGENTS





Beautifully presented and ready to move into. This stunning, fully refurbished semi-detached home is ready for you to unpack and enjoy from day one. Featuring uPVC double glazing and combi-fired gas central heating, the stylish layout begins with a welcoming hallway, a bright lounge with a charming feature fireplace, and a handy downstairs WC. At the heart of the home is a superb open-plan kitchen and family room, complete with integrated fridge and dishwasher, perfect for both everyday living and entertaining. Sliding doors lead into a lovely conservatory, which in turn opens out to the sunny rear garden. Upstairs you'll find three generously sized bedrooms and a modern three-piece bathroom with a shower over the bath and a sleek glass screen. Outside, the property offers a driveway with off-road parking to the front, while the rear boasts a delightful, southerly-facing garden with a brick-built outhouse—ideal for storage or hobbies. Perfectly located just off Church Road, you're within easy walking distance of local primary, secondary, and grammar schools, as well as Spital train station. Excellent motorway links to Liverpool and Chester are just minutes away, making this an ideal home for both convenience and comfort. Council tax band C. Freehold.



Hallway

9'7" (2.92m) x 5'4" (1.63m)

Downstairs WC

4'2" (1.27m) x 2'5" (0.74m)

Lounge

14'11" (4.55m) x 12'11" (3.94m)

Open Plan Kitchen Family Room

20'10" (6.35m) x 10'9" (3.28m)

Conservatory

12'10" (3.91m) x 10'11" (3.33m)

Bedroom One

13'3" (4.04m) x 12'6" (3.81m)

Bedroom Two

14'3" (4.34m) x 10'11" (3.33m)

Bedroom Three

7'10" (2.39m) x 7'5" (2.26m)

Bathroom

6'3" (1.91m) x 6'1" (1.85m)







GROUND FLOOR
580 sq. ft. (53.9 sq. m.) approx.



1ST FLOOR
468 sq. ft. (43.5 sq. m.) approx.



TOTAL FLOOR AREA: 1048 sq. ft. (97.4 sq. m.) approx.
While every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of rooms, divisions, rooms are only given for an approximate and no responsibility is taken for any error, omission or misstatement. This plan is for illustration purposes only and should be used as such for any prospective purchaser. The accuracy, reliability and appropriateness of these plans are not guaranteed and no guarantee is given in this respect or otherwise can be given.
Drawn with Hologram 10/2010

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