



Lewisham Road, Port Sunlight

£220,000



LESLEY HOOKS
ESTATE AGENTS





This attractive and extended semi-detached home offers far more space than first meets the eye, making it an ideal choice for first-time buyers or growing families. Thoughtfully designed with comfort and practicality in mind, the property benefits from uPVC double glazing, a combi gas central heating system, and stylish oak doors throughout. The welcoming hallway leads to a cosy sitting room, which opens through double doors into a bright and spacious lounge-dining room, complete with doors out to the rear garden—perfect for entertaining or relaxing. A modern fitted kitchen and a handy utility/storage room add to the home's convenience. Upstairs, you'll find three generously sized bedrooms and a contemporary, fully tiled three-piece bathroom with shower and screen over the bath. Outside, the property boasts a driveway with off-road parking for two vehicles side by side. To the rear, a delightful garden with a patio area provides a lovely outdoor retreat. Ideally located in a sought-after residential area, this home is just a short stroll from the charm and amenities of historic Port Sunlight Village. Council tax band A. Freehold.



Hallway

12'3" (3.73m) x 5'6" (1.68m)

Sitting Room

11'6" (3.51m) Into Bay x 11'3" (3.43m)

Lounge Dining Room

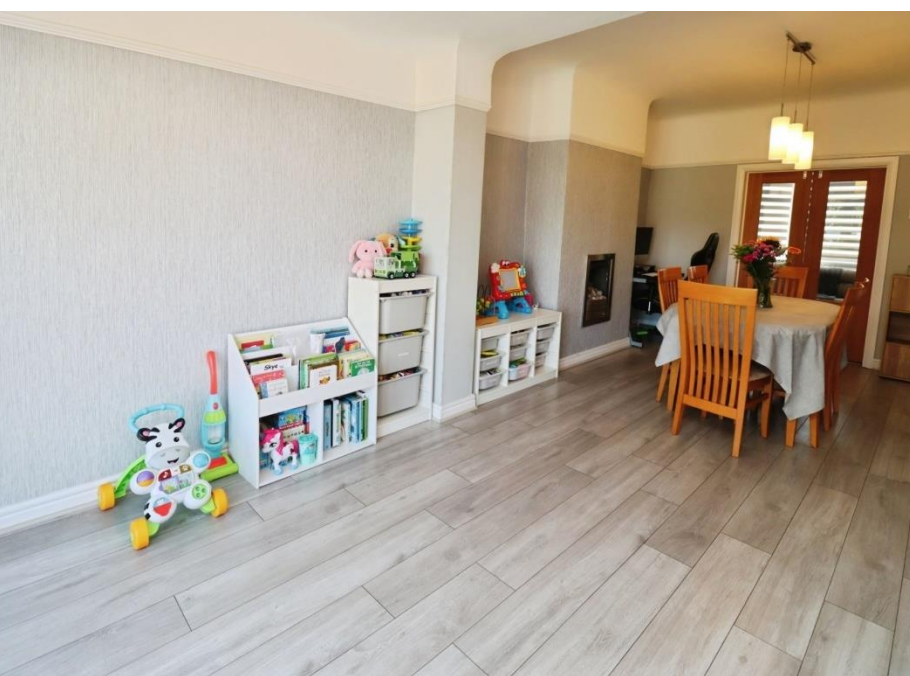
21'7" (6.58m) x 10'5" (3.18m)

Kitchen

18'2" (5.54m) x 5'11" (1.8m)

Utility/Storage Room

15'11" (4.85m) x 6'9" (2.06m)



Bedroom One

13'0" (3.96m) Into Bay x 10'6" (3.2m) Into Wardrobe Recess

Bedroom Two

11'2" (3.4m) x 10'11" (3.33m)

Bedroom Three

9'11" (3.02m) x 6'8" (2.03m)

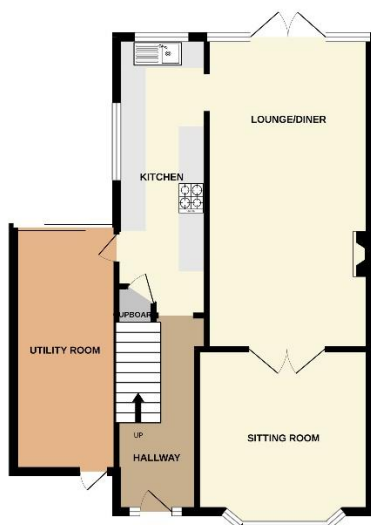
Bathroom

5'10" (1.78m) x 5'10" (1.78m)

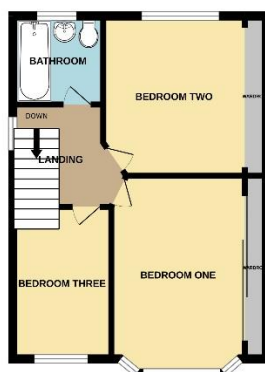




GROUND FLOOR



1ST FLOOR



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Whilst every attempt has been made to ensure the accuracy of the description contained herein, measurements of rooms, distances, views and any other items are approximate and no responsibility is taken for any errors, omission or mis-statement. 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.
Road and Mileage 100000

Disclaimer: Whilst these details are thought to be correct, their accuracy cannot be guaranteed and do not form part of any contract. It should be noted that we have not tested any fixtures, fittings, equipment, apparatus or services, therefore we cannot verify that they are in working order of fit for purpose. Solicitors should be used to confirm that any moveable items described within these details are in fact part of the sale agreement. While we try to ensure measurements are correct they are not guaranteed and purchasers are advised to take their own measurements before ordering any fixtures and fittings. Please note: if you are buying a leasehold property, please ensure that all details and conditions of the lease are checked with your solicitor prior to you incurring any costs as additional fees could be incurred for items such as leasehold packs.