



Woodhead Road, Port Sunlight

£190,000



LESLEY HOOKS
ESTATE AGENTS





Welcome to this immaculate two bedroom terraced house, perfectly blending modern comforts with an inviting homely feel. This home offers an excellent opportunity for first time buyers or families searching for a warm and welcoming space in a sought after location. Step inside and you will find a light and airy open plan kitchen, designed to make day to day living and entertaining a real delight. Whether you're whipping up a family meal or chatting with friends over coffee, this space is both practical and sociable. The adjoining reception room is a lovely place to unwind, featuring a charming fireplace that offers a cosy spot to relax after a busy day. Upstairs, there are two well-proportioned double bedrooms. The principal bedroom has exclusive access to a fabulous loft room, adding flexibility and extra space ideal for a home office, playroom, or an extra snug for reading and hobbies. The second bedroom is also a comfortable double, providing plenty of space for family, guests, or even a nursery. This property is perfectly placed to make the most of its surroundings. Excellent public transport links ensure a convenient commute, while a wealth of local amenities, including shops and cafes, are close at hand. If you love the outdoors, you'll appreciate the proximity to beautiful green spaces, nearby parks, and a variety of walking routes perfect for weekend strolls or an active lifestyle. In immaculate condition throughout, this house has so much to offer. Don't miss the chance to make this wonderful home your own book a viewing today and step into a property where you and your family can truly thrive! Council tax band A. Freehold.



Hallway

2'8" (0.81m) x 2'8" (0.81m)

Lounge

12'10" (3.91m) x 13'1" (3.99m)

Kitchen/Diner

8'10" (2.69m) x 16'2" (4.93m)

Utility

4'1" (1.24m) x 6'8" (2.03m)

Bedroom One

11'1" (3.38m) x 12'10" (3.91m)

Bedroom Two

11'1" (3.38m) x 8'9" (2.67m)

Bathroom

6'10" (2.08m) x 7'10" (2.39m)

Loft Room

10'3" (3.12m) x 15'0" (4.57m)



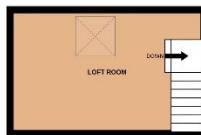




GROUND FLOOR
377 sq ft (35.1 sq m) approx.

1ST FLOOR
350 sq ft (32.5 sq m) approx.

2ND FLOOR
156 sq ft (14.4 sq m) approx.



TOTAL FLOOR AREA: 884 sq ft (81.0 sq m) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained herein, measurements of rooms, fixtures, fittings and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, fixtures and fittings shown have not been tested and no guarantee as to their condition or operation can be given.
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