



Sutherland Drive, Eastham

£269,995



LESLEY HOOKS
ESTATE AGENTS





Absolutely stunning! This superb semi detached property has been fully refurbished to the highest of standards and offers spacious and well planned family accommodation. With luxury in mind from start to finish the entrance hallway leads you to a sitting room on the left which could be used as a reception, playroom or home office and to the right you will find bright open plan accommodation comprising lounge, dining room and a well equipped modern fitted kitchen. Upstairs there are three good size double bedrooms and a most stylish family bathroom. Outside the property there is a driveway with ample off road parking and to the rear is a delightful garden mostly laid to lawn with patio seating area and mature shrub borders. Situated in a popular residential area the property is within walking distance of local primary and secondary schools. Motorway networks with links to Liverpool and Chester are a five minute drive away. Freehold.



Hallway

10'10" (3.3m) x 3'6" (1.07m)

Sitting Room

16'5" (5m) x 7'10" (2.39m)

Window to the front, door to the side.

Dining Room

11'11" (3.63m) x 10'11" (3.33m)

Window to the front, open access to the lounge.

Lounge

11'9" (3.58m) x 11'5" (3.48m)

Open access to the dining room and kitchen, sliding doors to the rear garden.

Kitchen

12'3" (3.73m) x 8'0" (2.44m)

Superb fitted kitchen with an excellent range of units at both eye and floor level, contrasting work surfaces, sink and drainer, integrated hob, oven, extractor hood and fridge freezer, ceiling down lights. door to the side, window to the rear.



Bedroom One

14'4" (4.37m) x 12'10" (3.91m)

Window to the front.

Bedroom Two

13'8" (4.17m) x 7'9" (2.36m)

Window to the rear.

Bedroom Three

11'4" (3.45m) x 8'2" (2.49m)

Window to the front.

Bathroom

8'1" (2.46m) x 7'7" (2.31m)

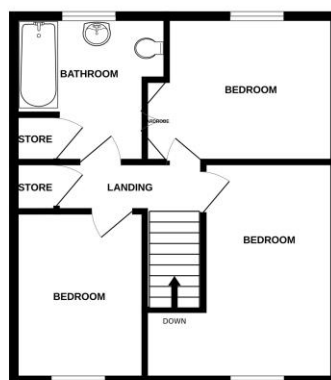
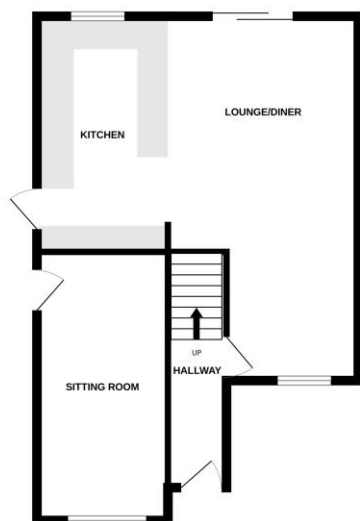
Stylish bathroom with three piece suite in white comprising wc, vanity wash hand basin and bath with shower and screen above, heated towel radiator, store cupboard, window to the rear.





GROUND FLOOR

1ST FLOOR



Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms 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, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
Made with floorplan 02003

Contact Us:

0151 334 5875

lesley@lesleyhooks.co.uk

23 Allport Lane, Bromborough,
Wirral, Merseyside, CH62 7HH

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