



Croft Avenue, Bromborough

£400,000



LESLEY HOOKS
ESTATE AGENTS





Tucked away in a highly sought-after location, this charming and deceptively spacious detached bungalow is full of surprises and character. Occupying a generous plot, the property offers a wonderful blend of comfort and practicality, ideal for a wide range of buyers. Step inside and you'll find a light and airy interior, with uPVC double glazing and gas central heating throughout. The welcoming hallway features elegant wood block flooring, which continues into the spacious lounge. This cosy space also boasts a fireplace and double doors that open into the sitting room—perfect for relaxing or entertaining—with further double doors leading out to the beautiful garden. The kitchen dining room is well-fitted and ideal for family meals or hosting friends, while a handy utility room adds extra convenience. The bungalow offers two generous double bedrooms, with the master benefiting from stylish slide robes. A three-piece bathroom and a separate WC complete the ground floor. From the hallway, a staircase leads up to a partially converted loft space, offering potential for further development, subject to the necessary consents. Outside, the property continues to impress. A driveway to the front provides off-road parking and access to the garage, while to the rear lies a truly delightful garden, complete with a patio area—an ideal spot to unwind and enjoy the surroundings whilst enjoying the southerly aspect. Ideally located, this wonderful bungalow is just a short distance from local shops and transport links, making everyday living easy and convenient. Offered for sale with no onward chain, this is a rare opportunity to secure a beautifully presented home in a prime location—early viewing is highly recommended. Council tax band E. Freehold.



Hallway

11'3" (3.43m) x 9'8" (2.95m)

Lounge

16'6" (5.03m) x 14'3" (4.34m)

Sitting Room

15'3" (4.65m) x 12'5" (3.78m)

Kitchen Dining Room

22'3" (6.78m) x 13'9" (4.19m) Max

Utility Room

10'3" (3.12m) x 6'5" (1.96m)

Bedroom One

12'10" (3.91m) x 12'10" (3.91m) Into Wardrobe Recess

Bedroom Two

15'2" (4.62m) x 11'11" (3.63m)

Bathroom

5'11" (1.8m) x 5'9" (1.75m)

Separate WC

4'2" (1.27m) x 2'8" (0.81m)







GROUND FLOOR
1,459 sq.ft. (135.5 sq.m.) approx.



TOTAL FLOOR AREA: 1,459 sq.ft. (135.5 sq.m.) approx.
*These are approximate measurements only and are not intended to be used for legal purposes. The actual area of the property may vary slightly from the measurements given. The measurements are given for information only and are not intended to be used for legal purposes. The actual area of the property may vary slightly from the measurements given. The measurements are given for information only and are not intended to be used for legal purposes. The actual area of the property may vary slightly from the measurements given.

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