



Total area: approx. 99.9 sq. metres (1075.3 sq. feet)  
For illustration purposes only - not to scale



## Greenbank Drive, Wirral, Wirral CH61 5UE

Offers Over £265,000

 3 Bedroom  2 Reception  2 Bathroom 

**\*\*Three Bedroom Semi - Large Corner Plot - Huge Potential - South Facing Garden - No Chain!\*\***

Hewitt Adams is delighted to offer to the market this THREE BEDROOM semi-detached home on Greenbank Drive in Pensby.

Sitting in a GENEROUS CORNER PLOT - the property offers plenty of SCOPE TO EXTEND subject to regs and planning consents\*

Previously EXTENDED the property affords; entrance hall, lounge and dining room, kitchen. Upstairs there are three bedrooms and a bathroom. There is also a WET-ROOM located to the rear of the garage.

With a large frontage with plenty of OFF-ROAD DRIVEWAY PARKING and a large rear garden that benefits from being SOUTHERLY FACING and getting plenty of sun.

Call Hewitt Adams on 0151 342 8200 to view.

**Front Entrance**

Into;

**Porch**

Door into;

**Hallway**

Staircase

**Dining Room**

11'4" x 14'4" (3.47 x 4.38)

Double glazed window, radiator, power points, parquet flooring

**Lounge**

11'8" x 15'2" (3.56 x 4.63)

Double glazed window, radiator, power points, fireplace, parquet flooring

**Kitchen**

16'5" x 6'11" (5.02 x 2.13)

Wall and base units, inset sink, double glazed window, double glazed side door

**UPSTAIRS**

**Bedroom One**

11'9" x 14'2" (3.6 x 4.32)

Double glazed window, radiator, power points, wardrobes

**Bedroom Two**

9'10" x 11'6" (3.00 x 3.52)

Double glazed window, radiator, power points, wardrobes

**Bedroom Three**

7'8" x 6'4" (2.35 x 1.95)

Double glazed window, radiator, power points

