



Barnsdale Avenue, Thingwall, Wirral CH61 1BD

Offers Over £315,000

3 Bedroom 2 Reception 1 Bathroom D

****No Chain - Stunning Three Bedroom Extended Semi - Modern Kitchen & Bathroom - Backing Onto Fields****

Hewitt Adams is delighted to offer to the market this MODERNISED and EXTENDED three bedroom semi-detached family home on the HIGHLY SOUGHT AFTER Barnsdale Avenue in Thingwall, the house BACKS ONTO OPEN-FIELDS and the reservoir and is sold with NO CHAIN.

The property is IMMACULATELY PRESENTED to show-home standards and offers NEW KITCHEN and NEW BATHROOM and a MEDIA WALL in the lounge.

With a LANDSCAPED GARDEN that backs onto the reservoir behind.

In brief the accommodation affords: entrance porch, hall, lounge, dining room, kitchen. Upstairs there are three bedrooms and a modern, stylish bathroom. With VIEWS to the rear overlooking the fields and reservoir.

With double glazed windows, gas central heating, off-road driveway parking and garage.

Call Hewitt Adams on 0151 342 8200 to view.

Front Entrance

Into:

Porch

Door into:

Hall

Staircase to first floor, radiator

Lounge

15'10" x 10'9" (4.83 x 3.29)

Double glazed window, radiator, power points, MEDIA WALL with inset fireplace, opens into;

Dining Room

10'9" x 12'5" (3.28 x 3.8)

Double glazed patio doors to rear, radiator, power points, Velux

Kitchen

14'9" x 9'4" (4.5 x 2.86)

Modern HIGH SPECIFICATION kitchen with wall and base units, worktops, integrated appliances, inset sink, double glazed window, door to outside

UPSTAIRS

Bedroom One

12'11" x 10'9" (3.95 x 3.30)

Double glazed windows, radiator, power points, wardrobes

Bedroom Two

10'0" x 10'1" (3.05 x 3.09)

Double glazed windows, radiator, power points, wardrobes

Bedroom Three

8'6" x 7'3" (2.61 x 2.22)

Double glazed windows, radiator, power points

Bathroom

Stylish modern bathroom with shower, bath, low level w.c and wash hand basin, double glazed window, towel rail

EXTERNALLY

Front Aspect - Off-Road driveway parking, side gate access

to the rear. Garage

Rear Aspect - LANDSCAPED garden with patio, lawned garden and backs onto fields behind

