## HEWITT ADAMS



**Ground Floor** Approx. 54.1 sq. metres (582.7 sq. feet)



Total area: approx. 102.5 sq. metres (1103.8 sq. feet) For illustration purposes only - not to scale



### Wallrake, Heswall, Wirral CH60 8PG £425,000



\*\*Charming Two Bedroom Detached Period Cottage - Sought After Lower Heswall Location - Must View\*\*

Hewitt Adams is delighted to have the opportunity to market 'The Croft' on Wallrake in Lower Heswall. This charming and characterful period property is an attractive chocolate box style cottage nestled within the HEART OF LOWER HESWALL - a short stroll from the Lower Village High Street, and the town centre.

With period features such as BEAMED CEILINGS, STONE WALLS, ORIGINAL INTERNAL DOORS, fireplaces and so much more.

In brief the accommodation affords: entrance, cottage style kitchen diner, lounge, W.C. Upstairs there are two DOUBLE bedrooms - the master offering an en-suite, and a shower-room.

With off-road parking in the rear garage, and a private rear courtyard garden.

Call Hewitt Adams on 0151 342 8200 to view.

www.hewittadams.co.uk

A: 20 Pensby Road, Heswall, CH60 7RE

T: 0151 342 8200

Hewitt Adams Ltd. Registered in England

Hewitt Adams Ltd. Registered in England

www.hewittadams.co.uk





A: 20 Pensby Road, Heswall, CH60 7RE

T: 0151 342 8200

Company Reg No: 09987691

Company VAT No: 249324300



#### Entrance

Into:

#### **Kitchen Diner**

#### 16'11" × 10'4" (5.18 × 3.15)

Attractive cottage style kitchen with wooden and base units, inset sink, integrated appliances, double glazed windows, space for dining table and chairs

W.C. W.C, Wash hand basin, double glazed window

#### Lounge 17'5" x 16'9" (5.33 x 5.11) Beamed ceiling, fireplace, radiators, power points, double

glazed windows, patio doors out to the rear courtyard

#### UPSTAIRS

#### Bedroom One

18'4" x 14'11" (5.59 x 4.57) Large main bedroom with integral wardrobes, radiator, power points, door into:

En-Suite Comprising tiled bath, low level W.C, wash hand basin

#### Bedroom Two

10'2" x 9'3" (3.12 x 2.82) Double glazed windows, integral wardrobes, radiator, power points

Shower-Room Comprising shower, low level W.C, wash hand basin, double glazed window

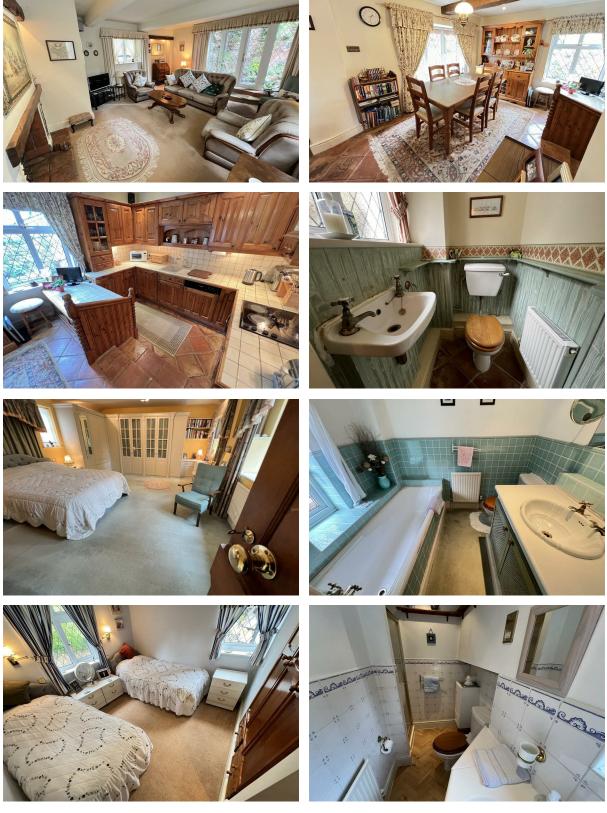
Garage Large garage and utility area.

EXTERNALLY Private rear patio courtyard









www.hewittadams.co.uk	A: 20	0 Pensby Road, Heswall, CH60 7RE	T: 0151 342 8200	www.hewittadams.co.uk	A: 20 Pensby Road, Heswall,
Hewitt Adams Ltd. Registered in En	igland	Company Reg No: 09987691	Company VAT No: 249324300	Hewitt Adams Ltd. Registered in Engla	d Company Reg No: 09

# HEWITT ADAMS

III, CH60 7RE

T: 0151 342 8200

09987691

Company VAT No: 249324300