



Smallridge Close, Pensby, Wirral CH61 8TS

Offers In The Region Of £325,000

5 Bedroom 2 Reception 2 Bathroom D

****Substantial Five Bedroom Detached Family Home - Quiet Cul-De-Sac - Southerly Facing Garden - Home Office - No Chain!****

Hewitt Adams is delighted to offer to the market this EXTENDED detached family home located on the QUIET CUL-DE-SAC location on Smallridge Close.

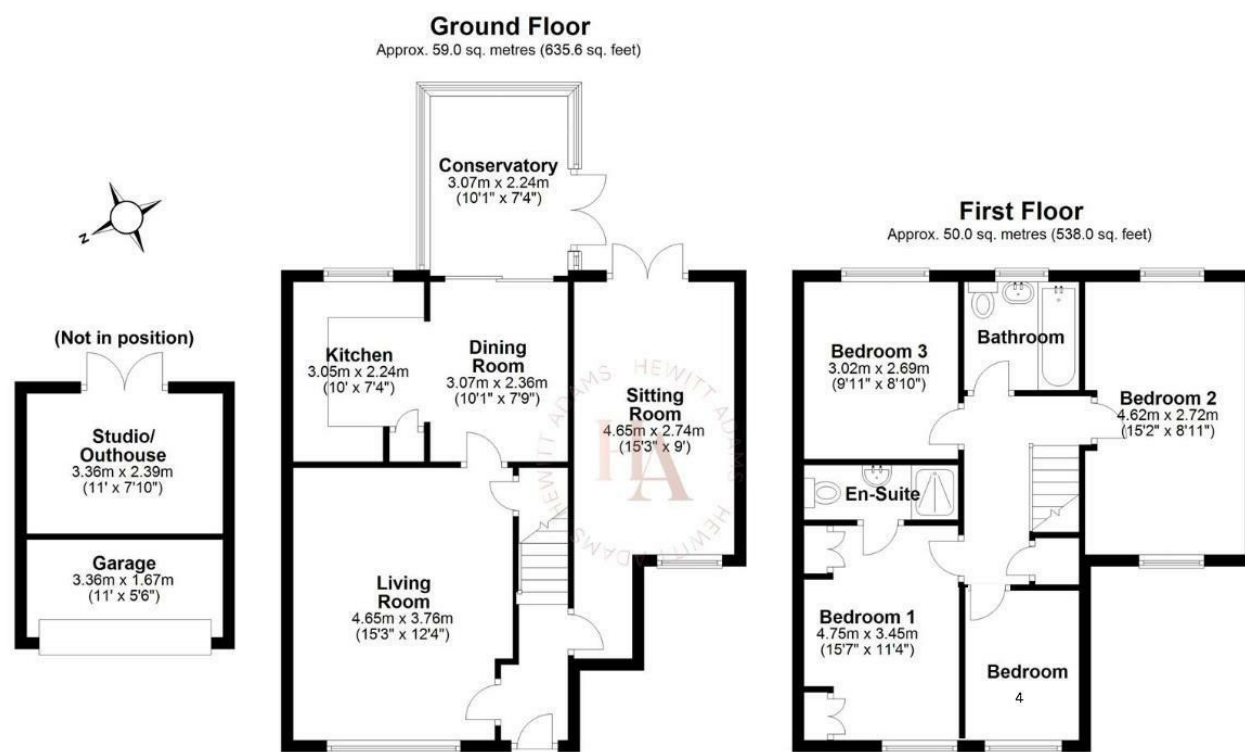
The property is far bigger than others on the road and offers FIVE BEDROOMS and even boasts a GARDEN OFFICE.

Occupying a SOUTHERLY FACING PLOT - the garden also enjoys plenty of sunlight.

In brief the accommodation affords: entrance hall, lounge, kitchen diner, conservatory, downstairs double bedroom or second living room. Upstairs there are four further bedrooms - with the master enjoying an en-suite shower-room. There is also the family bathroom.

It is rare to find a detached 5 bedroom property in this price bracket in this location - and the agents strongly encourage viewings.

With off-road driveway parking, garage store, and a home office. With a generous patio garden, timber decked bbq area and a lawned garden. Sold with NO ONWARD CHAIN.



Front Entrance

Into:

Hall

Staircase to first floor

Lounge

12'4" x 15'1" (3.77 x 4.6)

Double glazed window, radiator, power points, TV point, cupboard

Kitchen Diner

10'5" x 15'6" (3.19 x 4.73)

A modern and well equipped fitted kitchen with wall and base units, worktop surfaces, inset sink. Integrated appliances that include oven and hob, dishwasher, washing machine, double glazed window, tiled floor, radiator, space for fridge freezer, space for dining table, double glazed sliding door to:

Conservatory

10'11" x 8'7" (3.33 x 2.63)

Overlooking the garden. A nice big modern conservatory which can be used throughout the year. Tiled floor.

Bedroom Five / Optional Second Living Room

14'10" x 8'11" (4.53 x 2.74)

Double glazed window, patio door to outside, radiator, power points

UPSTAIRS

Bedroom One

11'11" x 8'9" (3.65 x 2.67)

Double glazed window, radiator, power points, fitted wardrobes, door to:

En-Suite

Comprising shower, low level w.c, wash hand basin, towel rail

Bedroom Two

15'1" x 8'11" (4.6 x 2.73)

Double glazed window, radiator, power points

Bedroom Three

10'5" x 8'7" (3.2 x 2.63)

Double glazed window, radiator, power points

Bedroom Four

7'4" x 6'6" (2.25 x 1.99)

Double glazed window, radiator, power points

Bathroom

Comprising bath with shower above, low level W.C, wash hand basin, towel rail, tiled floor and walls, double glazed window

EXTERNALLY

Front Aspect - Driveway affording off-road parking. Side gate to rear.

Rear Aspect - A sunny aspect East facing garden with patio, decked area and a lawned garden.

Home Office

8'10" x 11'0" (2.70 x 3.36)

Perfect for home-workers!

