



Constables
SALES & LETTINGS

Laurel Drive

Willaston, Neston

£600,000



Constables are delighted to offer to the market this unique five bedroom detached house on a popular road of Willaston. This property has been extended historically to offer a large amount of internal space including four downstairs reception rooms and five upstairs bedrooms and boasts an impressive plot with off road parking, garage and incredibly large back garden backing onto fields.

The property briefly comprises, entrance hall, W/C, large dual aspect living room with door out onto the garden, dining room with window over garden and doors through into the kitchen, breakfast / dining room off the back of the kitchen and a further utility room and garage.

To the first floor there are five double bedrooms and both a bathroom and shower room with separate W/C.

Externally to the front of the property there is off road parking for several cars along with access to the garage, to the rear of the property there is a large sweeping landscaped garden with mature borders and trees backing onto fields.



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- Impressive Five Bedroom Detached House
- Large Bedrooms
- Incredibly Large Plot
- Sought after Willaston Location
- Scope for Development
- Off Road Parking and Garage

Entrance Hall

W/C

Living Room

24'5 x 12'8 (7.44m x 3.86m)

Dining Room

11'2 x 10'11 (3.40m x 3.33m)

Kitchen

11'2 x 8'10 (3.40m x 2.69m)

Dining Room / Breakfast Room

12'11 x 8'10 (3.94m x 2.69m)

Utility Room

11 x 8'10 (3.35m x 2.69m)

Garage

17'6 x 8'9 (5.33m x 2.67m)

First Floor

Master Bedroom

17'8 x 17'11 (5.38m x 5.46m)

Second Bedroom

14'8 x 12'7 (4.47m x 3.84m)

Third Bedroom

11'2 x 11 (3.40m x 3.35m)

Fourth Bedroom

10'1 x 12'7 (3.07m x 3.84m)

Fifth Bedroom

11'2 x 8'10 (3.40m x 2.69m)

Bathroom

6'7 x 7'9 (2.01m x 2.36m)

Shower Room


6'7 x 8'10 (2.01m x 2.69m)

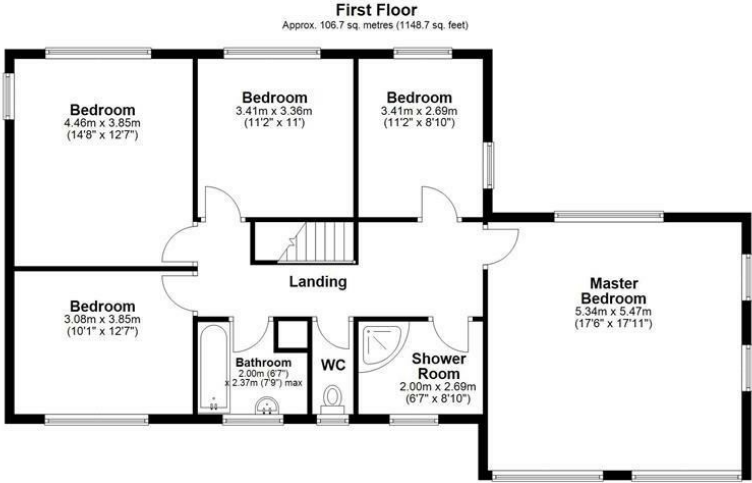
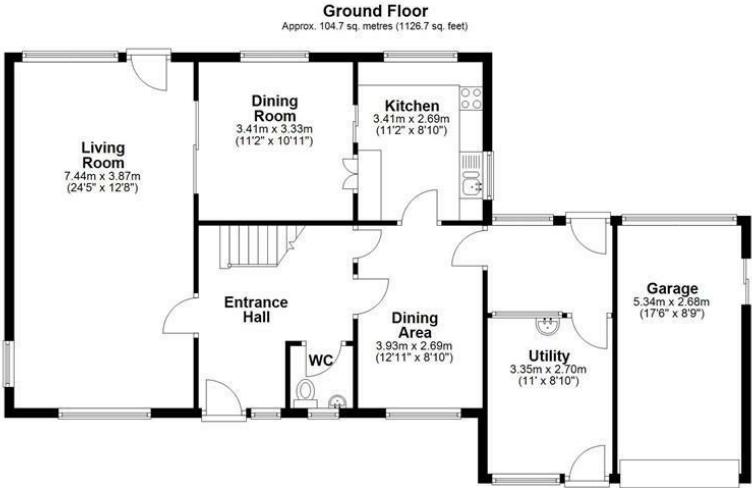
W/C



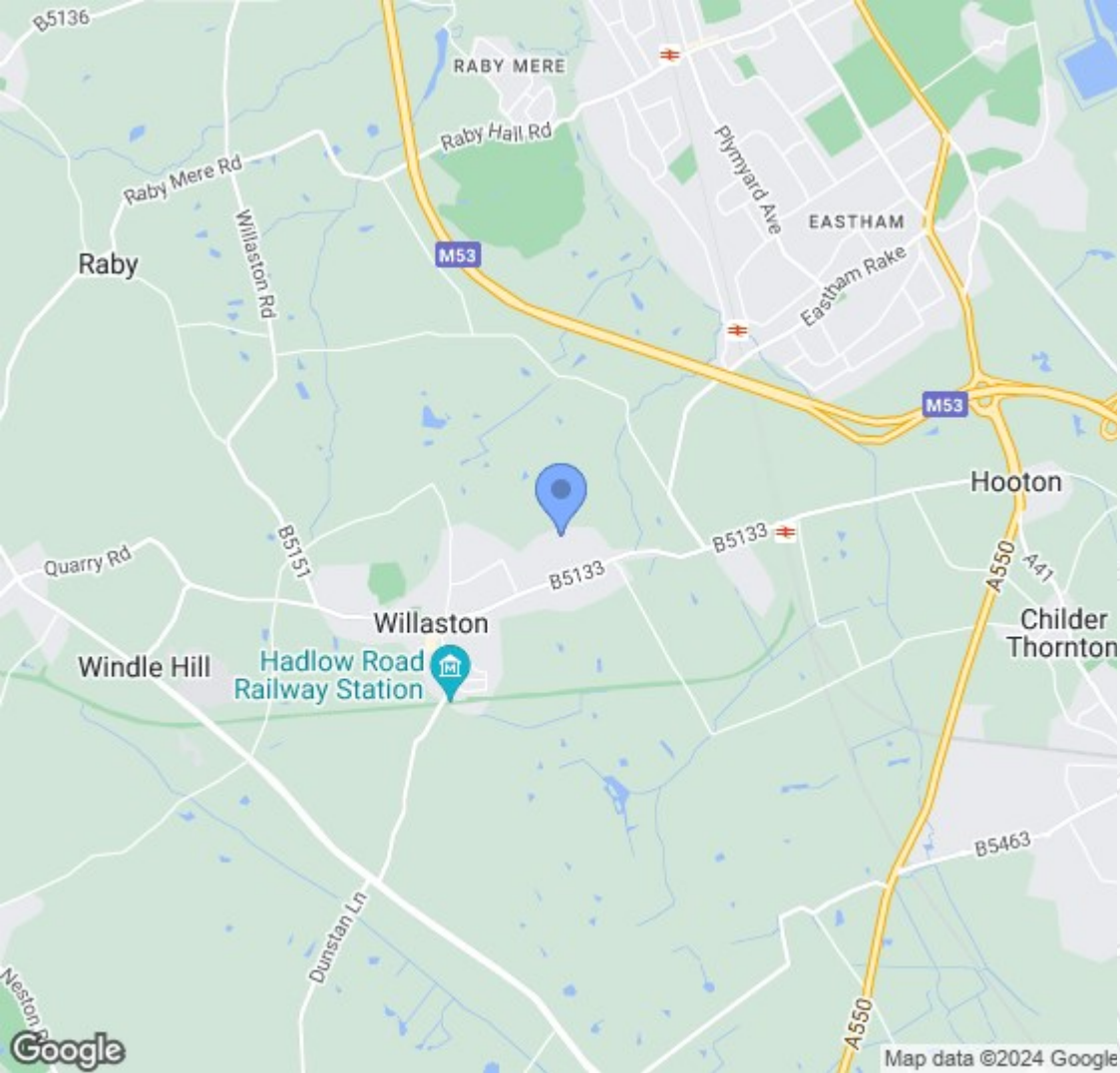


EPC & Floor Plan

Energy Efficiency Rating		
	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92 plus) A		
(81-91) B		
(69-80) C		75
(55-68) D	63	
(39-54) E		
(21-38) F		
(1-20) G		
<i>Not energy efficient - higher running costs</i>		
England & Wales	EU Directive 2002/91/EC	



Total area: approx. 211.4 sq. metres (2275.4 sq. feet)
14 Laurel Drive, Willaston



Location Map

Constables

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