



Constables
SALES & LETTINGS

Lees Lane

Little Neston, Neston

£285,000



Constables are pleased to offer to the market this well presented three bedroom semi detached property on a beautiful spot of Lees lane. This property has been extended to offer a large reception room and kitchen / diner the property also occupies as large plot with garage and stunning mature garden.

Breifly this property features, entrance hall, lounge to the front of the property, extended dining room with large sliding doors out on the garden, kitchen / diner with side door, to the first floor there are three bedrooms and a family bathroom with white three piece suite. The rear garden has a brick build shed off the rear of the garage and the garden area itself is divided into two sections to offer a lawned section at the front and large allotment area behind.

This property really must be seen to be fully appreciated.



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- Well Presented Three Bedroom
- Gas Central Heating
- Semi Detached Property
- Stunning Garden
- Prime Position on The Road
- Close to Local Amenities

Entrance Hall

Lounge

12'4" x 11'3" (3.76m x 3.43m)

Dining Room

21'9" x 10'7" (6.65m x 3.25m)

Kithchen

19'10" x 7'6" (6.05m x 2.31m)

Landing

Master Bedroom

12'4" x 11'1" (3.76m x 3.38m)

Second Bedroom

12'5" x 11'3" (3.81m x 3.43m)

Third Bedroom

8'2" x 7'6" (2.51m x 2.31m)

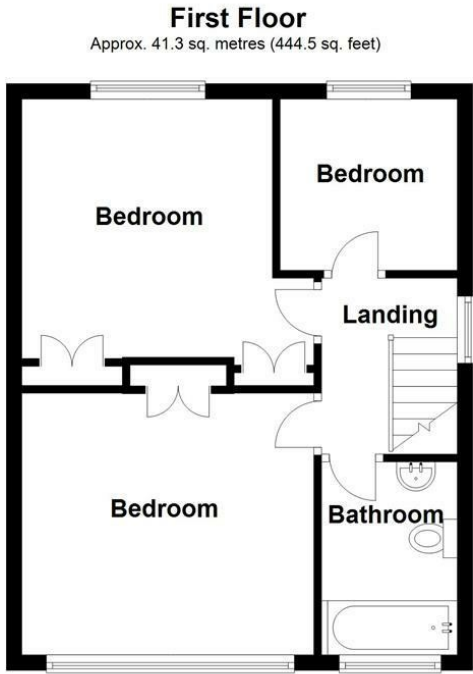
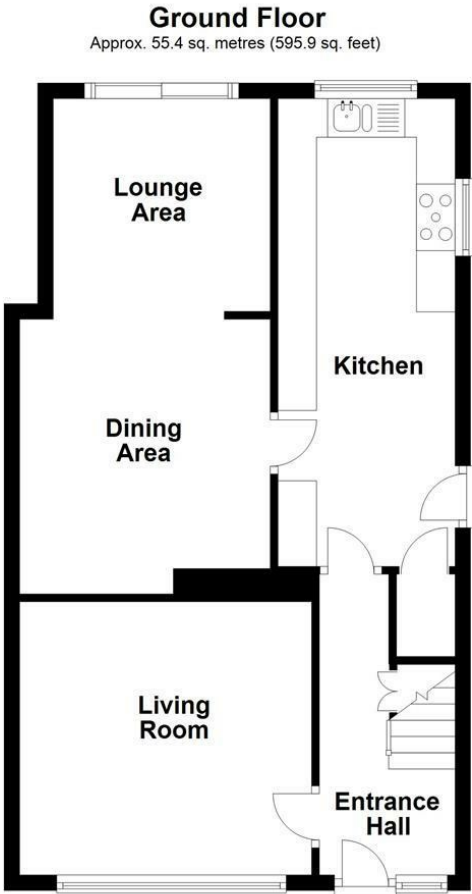
Garage





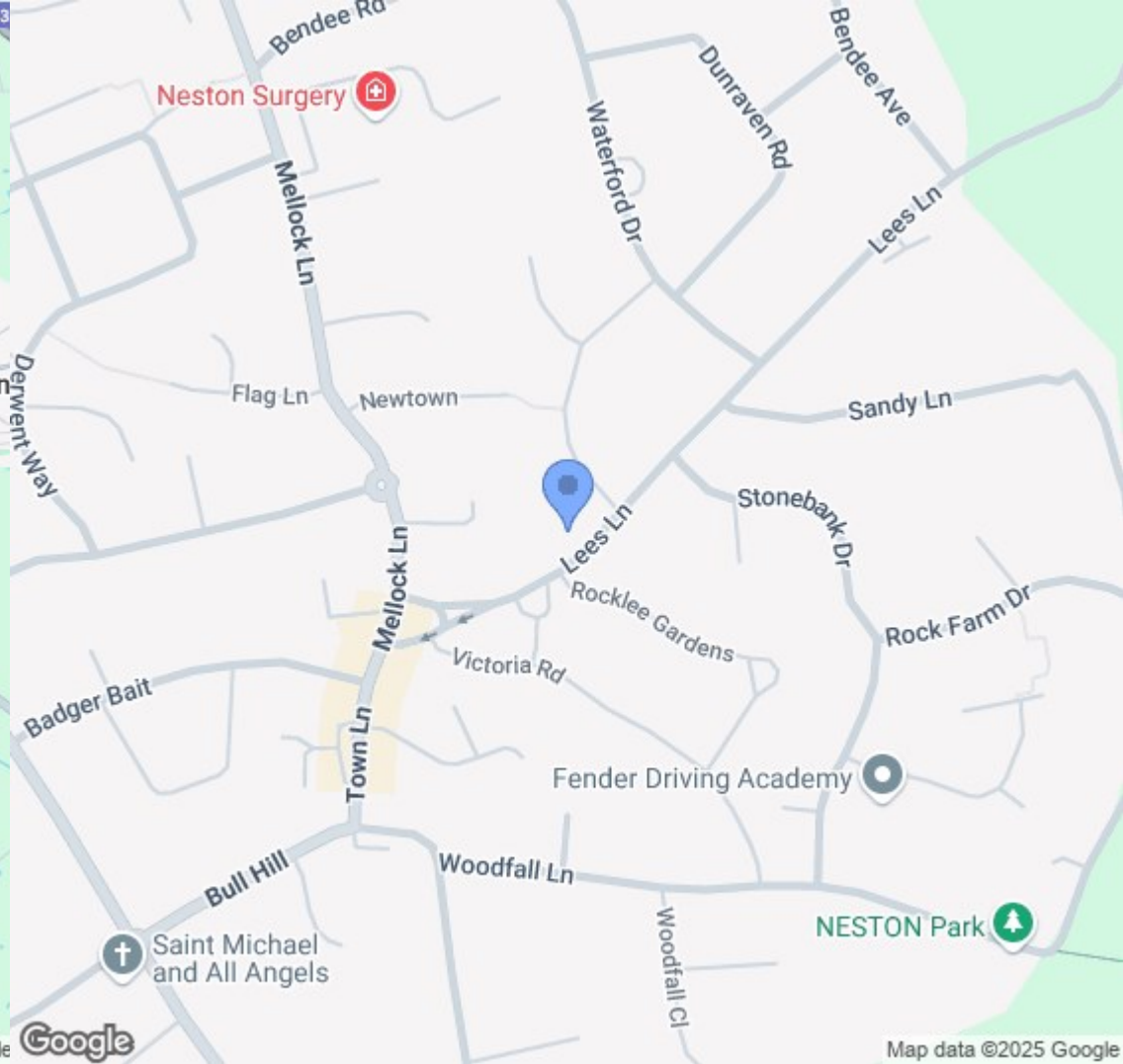
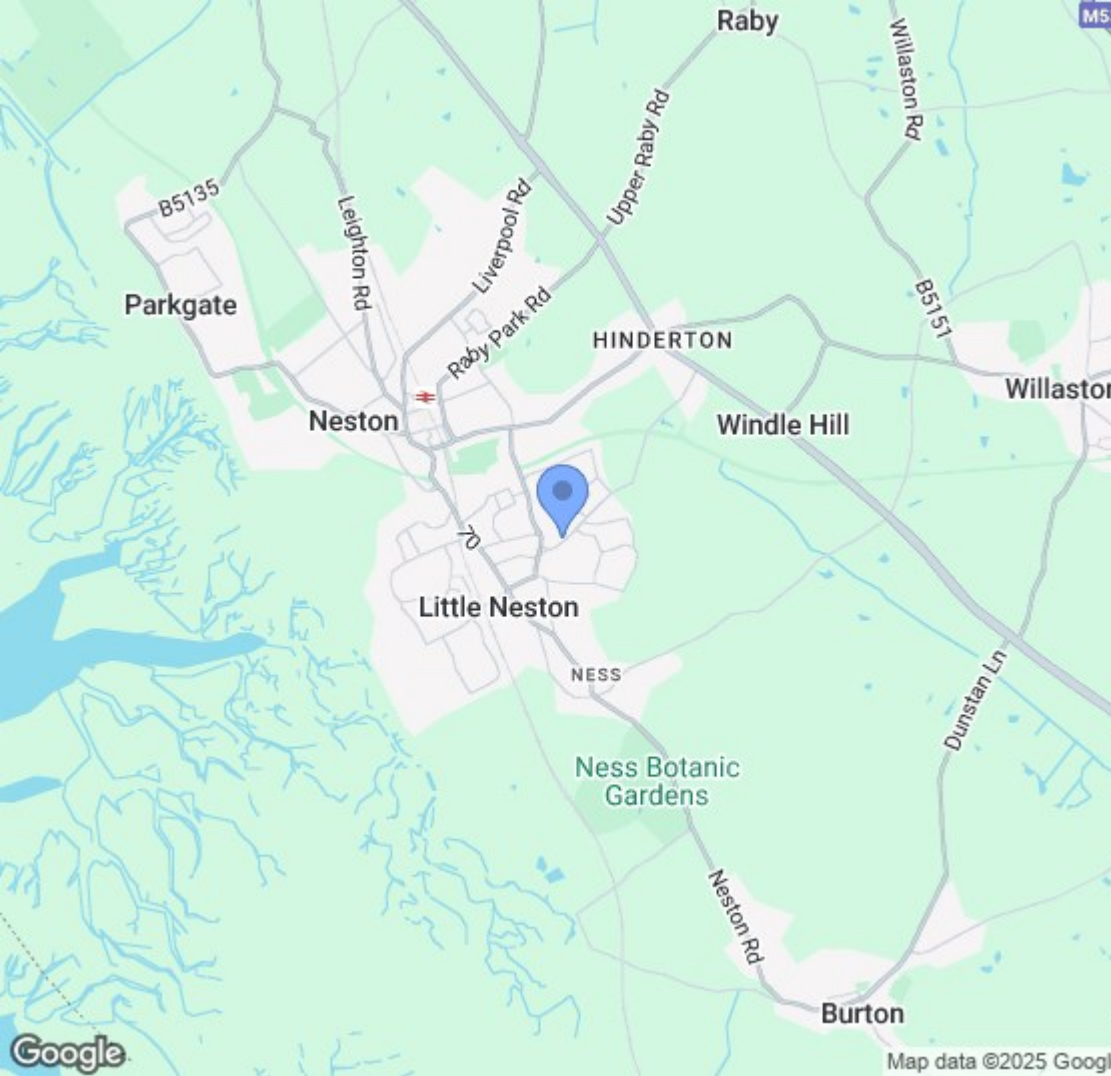
EPC & Floor Plan

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		79
(81-91) B		
(69-80) C		
(55-68) D	58	
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	



Total area: approx. 96.7 sq. metres (1040.4 sq. feet)

Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other item are approximate and no responsibility is taken for any error, omissions, or mis-statement.
This plan is for illustrative purpose only and should be used as such by any prospective purchaser.
The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
Plan produced using PlanUp.



Location Map

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S A L E S & L E T T I N G S

21 High Street, Neston

South Wirral, Neston, Cheshire

www.constablesestateagents.co.uk

info@constablesestateagents.co.uk

0151 353 1333