



Constables
SALES & LETTINGS

Parkgate Road , Neston

£525,000

Constables are delighted to offer to the market this exceptional four bedroom semi detached family home on the incredibly popular Parkgate Road.

This property enjoys all of the hallmarks of a period property, with spacious rooms, high ceilings and intricate details whilst also benefitting from a large ground floor extension to furnish this property with an impressive open plan kitchen / diner with beautiful views of the garden along with a utility room and ground floor W/C.

The property briefly comprises: porch, entrance hall with original stained glass windows and staircase, cloaks, living room with curved bay window and feature fireplace, second lounge with feature fireplace and sash windows out to the rear garden. Towards the rear of the property there is a large open plan kitchen / diner with AGA and solid wood fitted kitchen with high and low level storage, with almost an entire wall of windows onto the garden and a Velux window this kitchen is bright and welcoming with fantastic views of the garden. A utility room and W/C complete the ground floor accommodation.

To the first floor there are four double bedrooms all of which have built in wardrobes and a family bathroom with a roll top bath.

Externally to the front of the property there is off road parking along with a gravelled driveway and well maintained hedgerow. To the rear of the property there is a stunning and private patio seating area along with an incredibly well landscaped garden with mature borders.



- Four Bedroom Character Family Home
- Utility Room off Kitchen with Downstairs W/C
- Stunning Character Feature Throughout
- Immaculately Landscaped Rear Garden
- Open Plan Kitchen / Diner
- Off Road Parking

Porch

Entrance Hall

Living Room

14'1 x 15'8 (4.29m x 4.78m)

Cloakroom

Lounge

14'11 x 12'4 (4.55m x 3.76m)

Kitchen / Diner

22'2 x 11'2 (6.76m x 3.40m)

Utility Room

10'8 x 6 (3.25m x 1.83m)

First Floor

Master Bedroom

13'10 x 10'5 (4.22m x 3.18m)

Second Bedroom

13'10 x 10'7 (4.22m x 3.23m)

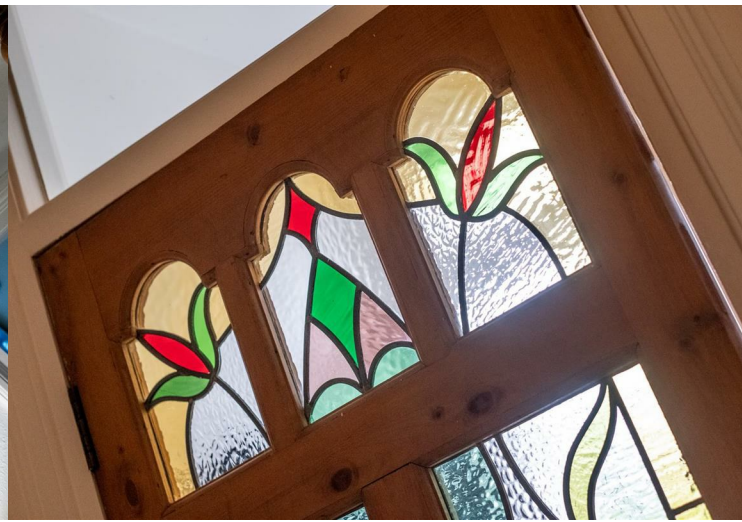
Third Bedroom

10'03 x 12'6 (3.12m x 3.81m)

Fourth Bedroom


10'3 x 10'11 (3.12m x 3.33m)

Bathroom

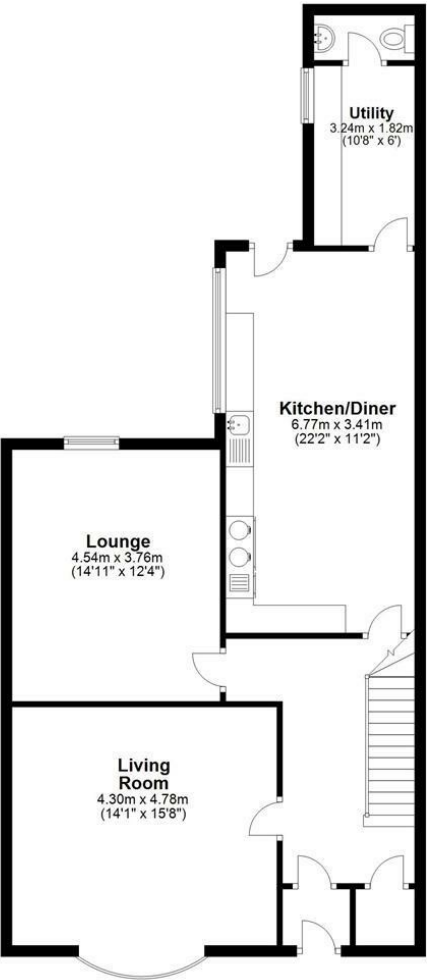




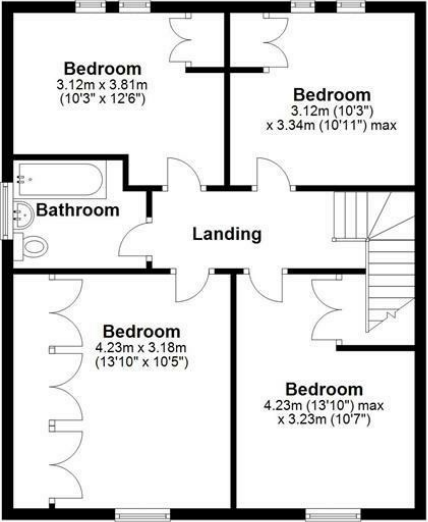
EPC & Floor Plan

Energy Efficiency Rating		
	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92 plus) A		83
(81-91) B		
(69-80) C		
(55-68) D	65	
(39-54) E		
(21-38) F		
(1-20) G		
<i>Not energy efficient - higher running costs</i>		
England & Wales	EU Directive 2002/91/EC	

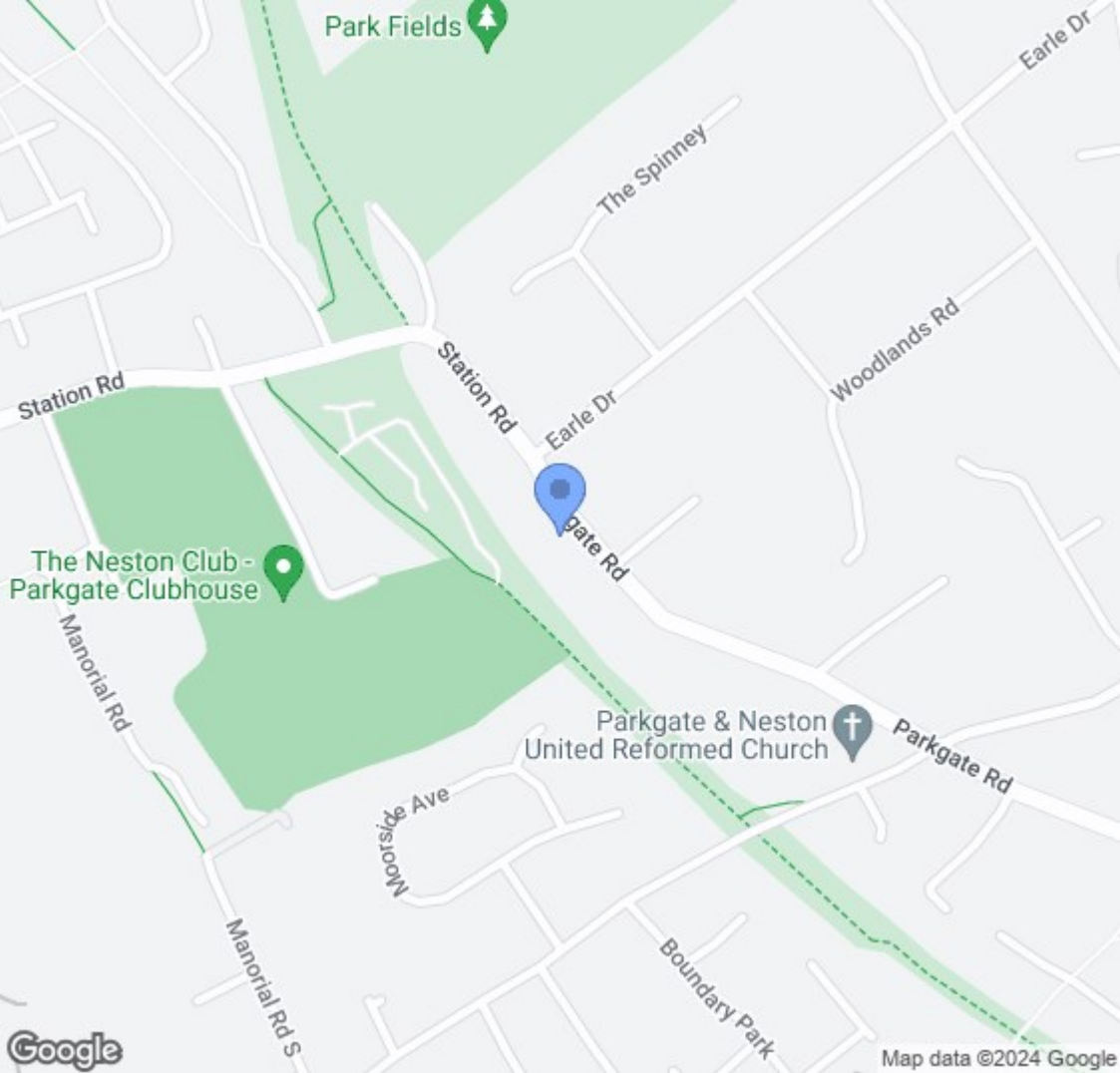
Ground Floor
Approx. 0.0 sq. metres (0.0 sq. feet)



First Floor
Approx. 0.0 sq. metres (0.0 sq. feet)



Total area: approx. 0.0 sq. metres (0.0 sq. feet)
95 Parkgate Road, neston



Location Map

Constables

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