



Constables
SALES & LETTINGS

Marshlands Road Little Neston, Neston

£250,000



Constables are delighted to offer to the market this large three bedroom detached bungalow on a unique and elevated plot on Marshlands Road. This property boasts considerable off road parking and a sweeping 360 degree garden.

In brief, the property accommodation comprises; porch, living room, dining room, kitchen, conservatory, utility room, three bedrooms and a beautifully refitted bathroom.

Externally, there is a large lower level driveway providing ample off road parking, steps up to the bungalow, a large front garden mainly laid to lawn with established shrubs and trees, two spacious side access points, a small pond, the rear garden offers privacy and is south facing being predominantly laid to lawn with secure boundaries and established borders.

This property would be an ideal project and is offered for sale with no onward chain



Constables

SALES & LETTINGS

• FOR SALE BY PUBLIC AUCTION : • LOT NUMBER : 7
Wednesday, 24 September 2025
• *GUIDE PRICE : £250,000 - £275,000 • Residential Freehold

• Vacant Residential

• No Onward Chain

Porch

5'10" x 4'11" (1.78m x 1.52m)

Living Room

14'0" x 12'9" (4.29m x 3.91m)

Dining Room

11'1" x 9'10" (3.38m x 3.00m)

Kitchen

10'7" x 9'6" (3.23m x 2.90m)

Conservatory

11'6" x 9'6" (3.53m x 2.90m)

Utility Room

Master Bedroom

10'7" x 10'0" (3.23m x 3.07m)

Second Bedroom

10'4" x 9'10" (3.15m x 3.02m)

Third Bedroom

10'0" x 10'0" (3.05m x 3.05m)


Bathroom

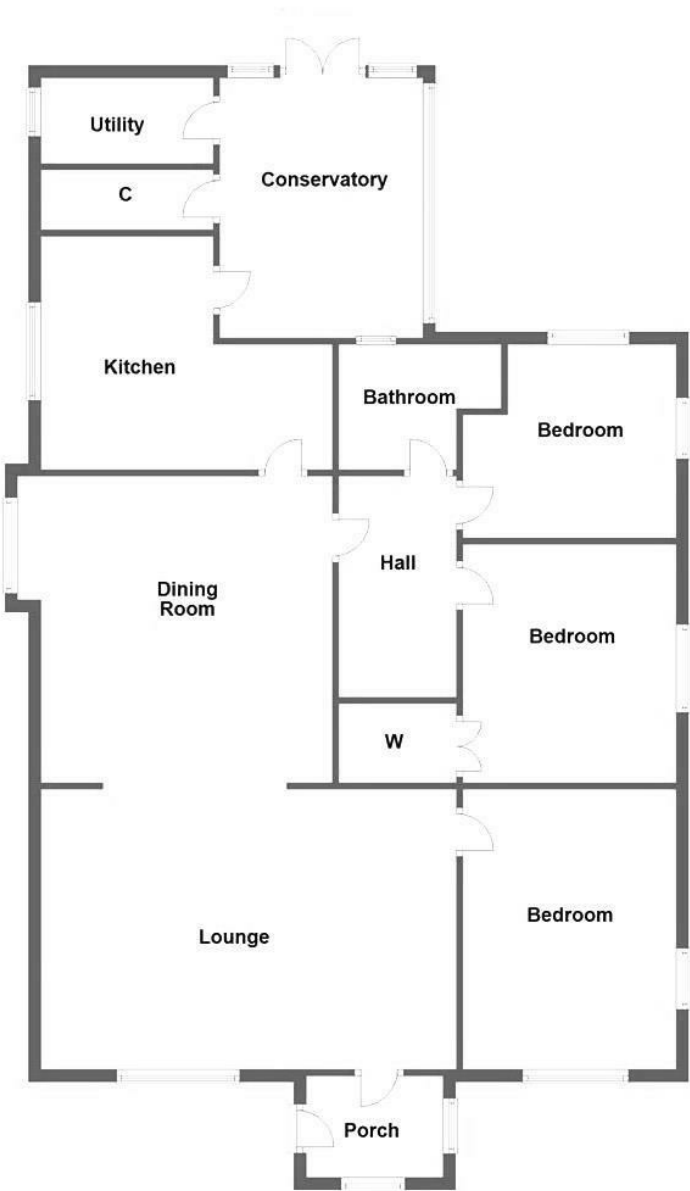
7'1" x 6'7" (2.16m x 2.03m)



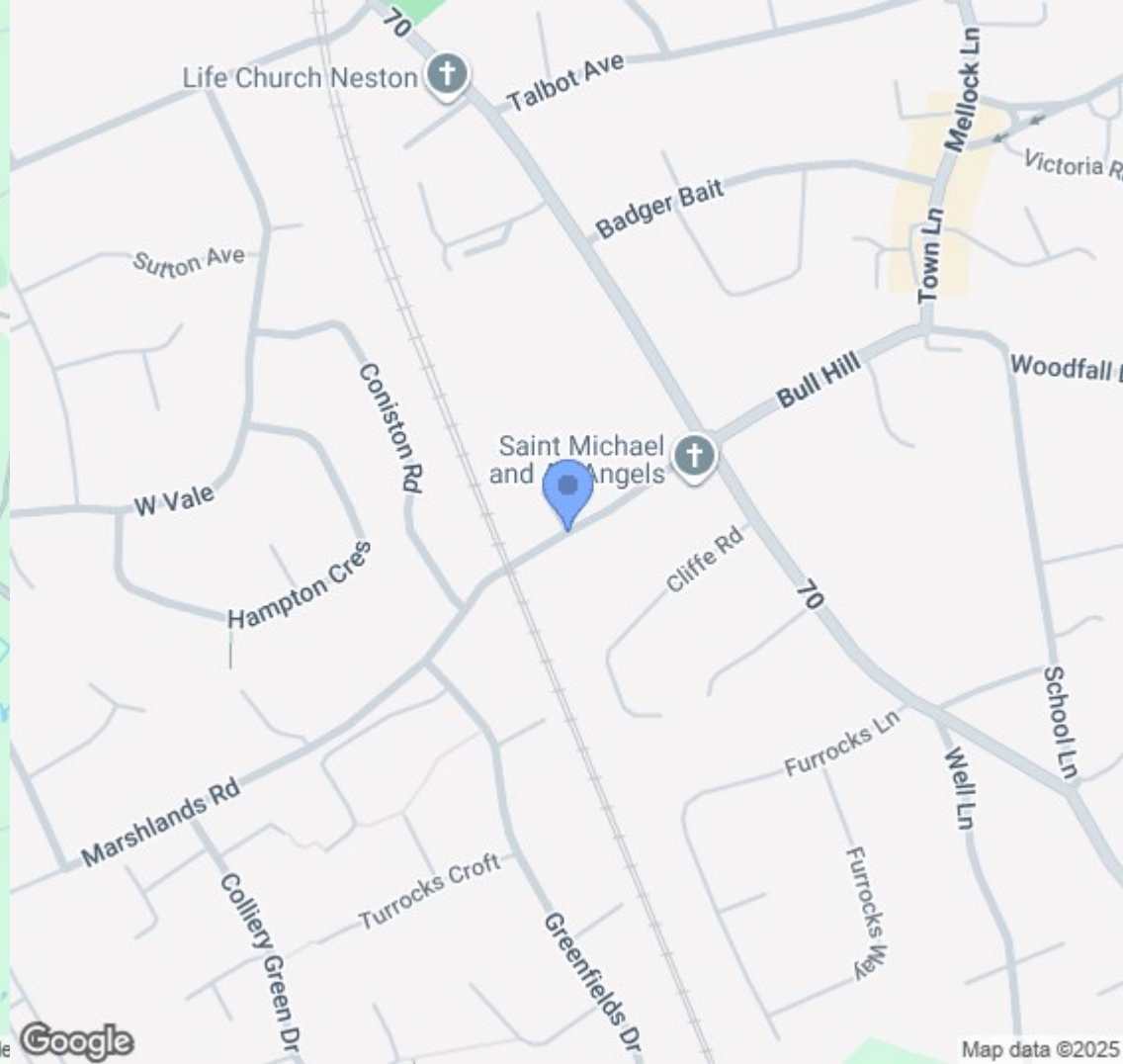


EPC & Floor Plan

| Energy Efficiency Rating | | |
|---|---------------|--|
| | Current | Potential |
| Very energy efficient - lower running costs | | |
| (92 plus) A | <div>58</div> | <div>87</div> |
| (81-91) B | | |
| (69-80) C | | |
| (55-68) D | | |
| (39-54) E | | |
| (21-38) F | | |
| (1-20) G | | |
| Not energy efficient - higher running costs | | |
| England & Wales | | EU Directive 2002/91/EC  |



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



Location Map

Constables

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