



**Shrewsbury Road, West Kirby, Wirral CH48 0QZ**



**welcome to**

**Shrewsbury Road, West Kirby Wirral**

A superb semi-detached home situated in the heart of the flat of West Kirby and just a stones throw from the Marine lake and Promenade. Offering generous and numerous rooms early viewing is required on this gem!



## Property Description

The bright entrance hall has a period picture rail and stairs to the first floor.

The reception rooms to the ground floor are great size with the rear lounge offering a large lounge space opening out to the rear garden.

The kitchen has modern units and small dining area, perfect for the family.

On the first floor we have two double bedrooms and a third bedroom to the front. The bathroom is a modern wetroom and suitable for the family.

On the top floor we have the master bedroom which is a large double and it has a master en-suite.

The property has a driveway to the front with parking for three vehicle and the rear garden is full of flower and shrub borders and pathways.

The property has a brilliant location and internal viewing is recommended.

### Entrance Hall

15' 9" x 6' 1" ( 4.80m x 1.85m )

### Lounge

14' 4" x 11' 8" ( 4.37m x 3.56m )

### Rear Lounge

21' x 10' 10" ( 6.40m x 3.30m )

### Dining Kitchen

15' 10" x 7' ( 4.83m x 2.13m )

### Bedroom Two FF

13' 10" x 9' 5" to robes ( 4.22m x 2.87m to robes )

### Bedroom Three FF

12' 4" x 11' ( 3.76m x 3.35m )

### Bedroom Four Ff

9' 3" x 6' 8" ( 2.82m x 2.03m )

### Wetroom

7' 8" x 6' 10" ( 2.34m x 2.08m )

### Bedroom One 2nd

17' 1" x 8' 5" ( 5.21m x 2.57m )

### Master En-Suite

9' 1" x 4' 6" ( 2.77m x 1.37m )



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welcome to

## Shrewsbury Road, West Kirby Wirral

- superb semi detached home
- A stones throw from the promenade
- Close to the town centre
- Four Bedrooms - master en-suite
- Two large reception rooms

Tenure: Freehold EPC Rating: Awaited  
Council Tax Band: D

**£435,000**



This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.focalagent.com



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Property Ref:  
GRE106097 - 0002

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