



**Warren Drive, Prenton, CH43 9RL**



**welcome to**

**Warren Drive, Prenton**

To Infinity and Beyond.....

An amazing and unique property! You need to see it to believe it. The garden alone will have you spellbound! This stunning home oozes charm and sophistication and has been much loved by the current owners. So, what are you waiting for? Call us to View!!



## Property Description

Link-detached Dream!

A rare opportunity to own a traditional yet modern family home. Boasting a large driveway, stunning rear garden and five bedrooms, the only thing left to do is call to arrange your very own viewing. Spacious, Bright and ready to move straight in to.....

On entering, you immediately start to grasp the quality that flows throughout this beautiful family home. A grand entrance hallway acts as the heart of the property and leads you through towards the spacious lounge, this house is extremely versatile and has a floor plan to create great imagination. The kitchen / Diner, study and Sunroom all overlook the Euphoric rear garden. There is also a sunroom area with downstairs shower room, and a large utility room completing this floor.

Arriving onto the first floor there are five great sized bedrooms and a family bathroom. This house is ideal for a growing family. Externally is where the wow factor comes in! Sensational rear garden with decking and lawn and seating areas - it really must be seen, to be believed, the front garden is also just as astounding with a large driveway providing ample parking.

View today before it's too late and turn your dreams into a reality with this rare opportunity to own something great!

## Entrance Hall

Double-glazed door and window to the front, radiator and cupboard.

## Downstairs Shower Room

Comprising shower cubicle and WC.

## Lounge

10' 9" x 16' 8" ( 3.28m x 5.08m )

Double-glazed windows to the front and side, log burner, and radiator. Wall lights and television connection point.

## Dining Room/ Snug

10' 11" x 10' 2" ( 3.33m x 3.10m )

Double-glazed patio doors and double-glazed window to the side. Radiator.

## Reception Room Three

15' x 11' 4" ( 4.57m x 3.45m )

Double-glazed window to the front and television connection point.

## Kitchen/ Diner

10' 10" x 21' 3" ( 3.30m x 6.48m )

Fitted kitchen comprising wall and base cupboards, sink and drainer unit and work surfaces. Electric oven and gas hob with cooker-hood above. Central heating boiler and plumbing for a washing machine. Radiator.

## Lean-Too

11' 8" x 12' 5" ( 3.56m x 3.78m )

With base units and work surfaces.

## First Floor Landing

With storage cupboard.

## Bedroom One

13' 5" x 10' 8" ( 4.09m x 3.25m )

With built-in wardrobes, radiator and television connection point.

## Bedroom Two

9' x 7' 1" ( 2.74m x 2.16m )

Double-glazed window to the front and radiator.

## Bedroom Three

13' 5" x 9' 2" ( 4.09m x 2.79m )

Double-glazed window to the rear and television connection point. Access to the loft.

## Bedroom Four

11' 5" x 12' 2" ( 3.48m x 3.71m )

Double-glazed window to the front and radiator. Built-in wardrobes and television connection point.

## Bedroom Five

11' 5" x 9' 7" ( 3.48m x 2.92m )

Double-glazed window to the rear and radiator. Built-in wardrobe and television connection point.

## Bathroom

Four-piece bathroom suite comprising bath with mixer taps and shower head, shower cubicle, wash hand basin and WC. Radiator and single-glazed window to the rear.

## Outside

With rear garden and two sheds.

## Rear Garden

Rear garden with decking area, lawn and artificial lawn. Side access, two garden sheds, trees and garden borders.

## Outbuilding

12' 3" x 5' 7" ( 3.73m x 1.70m )

Double-glazed windows to the side and rear.



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welcome to

## Warren Drive, Prenton

- Council Tax Band: C
- Five Bedroom Link Attached House
- Lounge & Sitting Room
- Study / Snug / Playroom
- Kitchen / Diner

Tenure: Freehold EPC Rating: C

**£330,000**



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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