



**Townfield Lane, Prenton, CH43 2LH**

**welcome to**

## **Townfield Lane, Prenton**

'Life's a voyage that's Homeward Bound'

Not all those that wander is lost, and if you have followed your dreams path to Townfield Lane, there is no need to travel further, as before you stand the one thing, we all crave.... HOME!! It will warm your heart instantly.....



## Property Description

Standing proud is this three-bedroom semi-detached house situated in a highly sought after part of Prenton. The property is ideally placed for local schools and amenities and offers spacious family accommodation throughout that needs to be appreciated with an internal inspection. In brief the accommodation comprises entrance hall, lounge, dining room/second sitting room and kitchen to the ground floor. To the first floor are three well-proportioned bedrooms and a bathroom. Externally the property occupies a good-sized plot, with off-road parking and a garage, and a fantastic sized private garden to the rear laid mostly to lawn. The property is bound to be popular, and an early viewing is strongly recommended in order to avoid disappointment!

## Entrance Hall

With double-glazed door to the front.

## Lounge

13' 5" x 12' 7" ( 4.09m x 3.84m )

Double-glazed window to the front, radiator and log burner. Wall lights and storage under stairs.

## Dining Room

8' 2" x 10' 4" ( 2.49m x 3.15m )

Double-glazed double patio doors to the rear and radiator.

## Kitchen

7' 2" x 10' 3" ( 2.18m x 3.12m )

Fitted kitchen comprising wall and base cupboards, sink and drainer unit and work surfaces. Electric oven with an induction hob, central heating boiler and plumbing for a washing machine. Double-glazed windows to the side and rear and a double-glazed door to the rear giving access to the outside.

## First Floor Landing

Double-glazed window to the side and radiator.

### Bedroom One

8' 8" x 13' 1" ( 2.64m x 3.99m )

Double-glazed window to the front and radiator.

### Bedroom Two

9' 2" x 9' 3" ( 2.79m x 2.82m )

Double-glazed window to the rear and radiator.

### Bedroom Three

6' 7" x 10' 5" ( 2.01m x 3.17m )

Double-glazed window to the front, radiator and built-in storage.

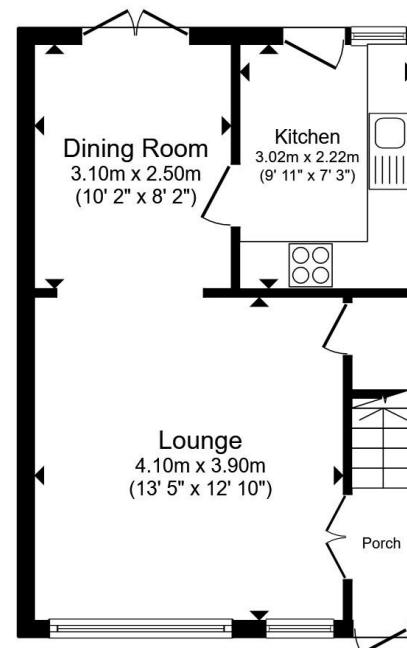
## Bathroom

Bathroom with three-piece bathroom suite comprising bath with mixer taps and shower over, wash hand basin set within a vanity unit, and WC. Radiator, medicine cabinet and double-glazed window to the rear.

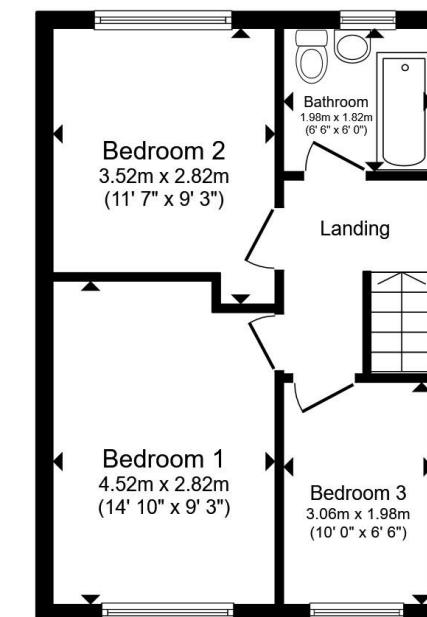
## Outside

### Rear Garden

Rear garden with lawn and flagged patio area. Driveway and access to the garage.



Ground Floor



First Floor

Total floor area 70.4 m<sup>2</sup> (758 sq.ft.) approx

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.propertybox.io](http://www.propertybox.io)



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## Townfield Lane, Prenton

- Three Bedroom Semi Detached House
- Lounge
- Dining Room
- Kitchen
- Bathroom

Tenure: Freehold EPC Rating: D

Council Tax Band: B

**£250,000**



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Property Ref:  
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