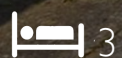


# Brennan Ayre O'Neill

Estate Agents | Surveyors | Property Managers



Freehold



Hillside Road, Heswall

Guide Price  
£379,995

Character, charm and move in ready! This lovely cottage offers spacious accommodation, spread across 3 floors which needs to be viewed to be appreciated and being sold with NO CHAIN. On street parking with gated access from Hillside Road where you will find steps leading to a private courtyard with access to the side, outbuildings with power and canopy entrance leading into the accommodation. Here you will start to appreciate what this property has to offer with a welcoming kitchen diner offering a wide range of wall and base units, integral appliances and Belfast sink, enjoying the aspect over the courtyard. A connecting, part glazed door draws you into the hallway which enjoys the view towards the garden at the rear.

On the right you have a well proportioned lounge with deep bay window enjoying the aspect over the garden and allowing natural light pour in, decorative fire and surround with a neutral finish.

Making your way upstairs you are greeted by a bright landing with stairs continuing to the upper floor and aspect over the garden to the rear. This property offers 3 double bedrooms with two on the first floor and the third spanning the whole top floor which benefits from built in storage. The family shower room can be found on the 1st floor with a white contemporary suite.

The USP... wow, this garden is deceptive, sunny (South / East) and mature. A raised patio area to the immediate rear which is accessed from the hallway with steps leading down to the garden which is mainly laid to lawn with a range of mature shrubs, bushes and trees which help create zones with patio area and summer house at the far end.

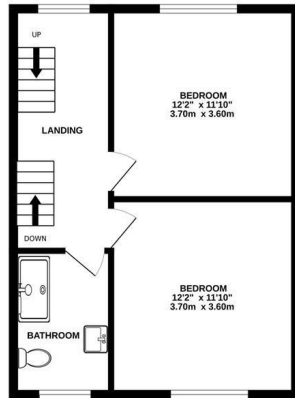
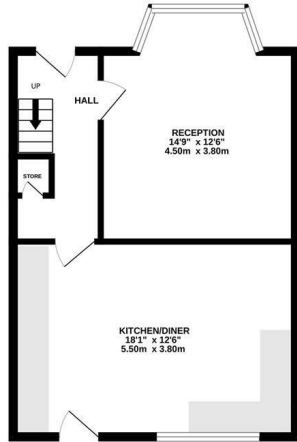




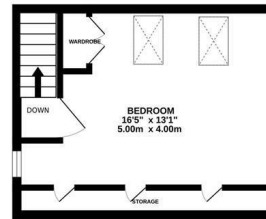
GROUND FLOOR  
463 sq.ft. (43.0 sq.m.) approx.



1ST FLOOR  
444 sq.ft. (41.3 sq.m.) approx.



2ND FLOOR  
216 sq.ft. (20.1 sq.m.) approx.



TOTAL FLOOR AREA: 1123 sq.ft. (104.3 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.  
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## Viewing

Please contact our Brennan Ayre O'Neill - Bromborough Office on 0151 343 9060 if you wish to arrange a viewing appointment for this property or require further information.

**Brennan Ayre O'Neill**

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