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12T FLOOR 417 sq.ft. (38.7 sq.m.) approx.

BEDROOM 12'4" × 10'6" 3.75m × 3.20m Brennan Ayre O'Neill

3.75m x 2.98m X2'4" × 9'9" KITCHEN HALL

4.50m × 3.00m RECEPTION

RECEPTION ROOM 14'9" × 12'4" 4.50m × 3.75m

GROUND FLOOR 416 sq.ft. (38.7 sq.m.) approx. F

Estate Agents | Surveyors | Property Managers

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## Claughton Firs, Oxton CH43 5TQ Guide Price

0151 608 8586 prenton@b-a-o.com 377 Woodchurch Road, Prenton, Wirral, www.b-a-o.com This attractive sandstone terraced cottage is, to be fair, larger inside than it appears from the outside

Quintessentially 'Period' Oxton Village; this is a sweet, original sandstone built, two double bedroomed cottage.

Take both the through reception room which is a long 'through' room easily sub divided with dining and 'living' furniture smartly placed either end and with a separate kitchen - a kitchen adequate for a table/breakfast bar for two. Upstairs and there are two bedrooms and a generously sized bathroom with a four piece suite.

The property is both centrally heated and has pvc double glazing. Also note there's a very rare to find added benefit for Oxton Village living: a gated communal parking space to the rear of the house. This is a privately owned and run car park for a handful of residents only.

## Locator

This cottage is within the village, just around the corner from the shops and main 'high street'. Sat Nav: CH43 5TQ



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