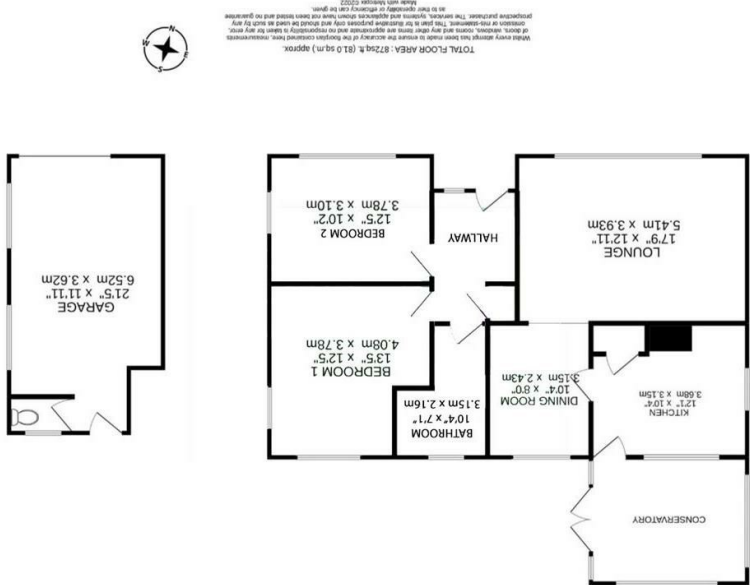




Brennan Ayre O'Neill

Estate Agents | Surveyors | Property Managers



1190 sq. ft. (110.6 sq. m.) approx.

Floor Plan

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Delavor Road, Heswall CH60 4RR

Guide Price

£650,000

0151 608 8586
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377 Woodchurch Road, Prenton, Wirral,
www.b-a-o.com



Ground floor insulation was added during an extensive refurbishment to the bungalow which took place around six years ago. (Bathroom, kitchen, heating (boiler annually serviced) but a few of the upgrades and more recently the introduction of 10 solar panels have made a significant contribution to costs. Indeed the average monthly costs for heating and electric for this household are approximately £150 per month. (water costs for this household of one is just £100; water metered). Of course the charging of the Ev comes free.

The kitchen is super white, pristine and practical and with its breakfast bar is a convivial place for friends to drop in to although expect them soon to navigate through to the conservatory and onto the balcony deck to absorb the views.

The living room is a nicely proportioned room with a smart contemporary fireplace as the focal point. This room has double opening doors to one of two private garden areas. Minimalist, also in its white, it si semi open plan to the dining room which separates the living room from the kitchen. The flow of accommodation therefore works nicely.

A bathroom is super smart, a delight. This services two double sized bedrooms, both with fitted wardrobes...and of course views that are quite something else....



These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute and part of an offer or contract. Intending purchasers should not rely on them as statements or representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of this property. We have not tested any services nor appliances and cannot give any assurances or warranties as to their condition or reliability. All measurements are approximate having been taken with an electronic measuring device.



A beautiful home then, in our view at least: a spectacular setting, an exceptionally well presented property with private, neat gardens, a decked balcony, with substantial garage and good off road parking and sensibly balanced living accommodation. For that Riverhill must be ticking most boxes, and a few more, when searching for your 'two bedroomed detached bungalow'?

For your directions please Sat Nav: CH60 4RR. The village is but two or three minutes by car.

