



Blackstairs Road, Overpool

£950 PCM



LESLEY HOOKS
ESTATE AGENTS





Welcome to your new home! This modern end town house offers everything you need for comfortable and stylish living. Featuring uPVC double glazing and efficient combi fired gas central heating, this home ensures cosiness year-round. As you step inside, you'll find a welcoming hallway leading to a convenient downstairs WC. The lounge is a perfect retreat with double doors that open up to a charming garden, bringing the outdoors in and providing a great space for relaxation or entertaining. The smart fitted kitchen dining room is ideal for family meals and gatherings, combining modern appliances with ample dining space. Upstairs, the house boasts three well-proportioned bedrooms. The master bedroom comes with its own en-suite shower room, offering privacy and a touch of luxury. The family bathroom is thoughtfully designed with a three-piece suite, including a shower and a shower screen over the bath. Outside, the property continues to impress with a driveway providing off-road parking for two cars, ensuring you never have to worry about parking. The garden features a lovely patio area, perfect for outdoor dining or simply enjoying a sunny day. This home blends modern living with practical features, making it an ideal choice for your next move. Don't miss out on this fantastic rental opportunity! Council tax band B. Ultrafast Broadband. EPC rating C.



Entrance Hallway

9'11" (3.02m) Max x 6'8" (2.03m) Max

Downstairs WC

5'7" (1.7m) x 3'4" (1.02m)

Lounge

15'3" (4.65m) x 10'9" (3.28m)

Kitchen/Breakfast Room

15'3" (4.65m) x 8'0" (2.44m)

Bedroom One

11'3" (3.43m) Max x 10'9" (3.28m) Max

En-Suite

8'0" (2.44m) Max x 5'9" (1.75m)

Bedroom Two

11'7" (3.53m) x 6'3" (1.91m)

Bedroom Three

8'8" (2.64m) x 8'4" (2.54m)

Bathroom

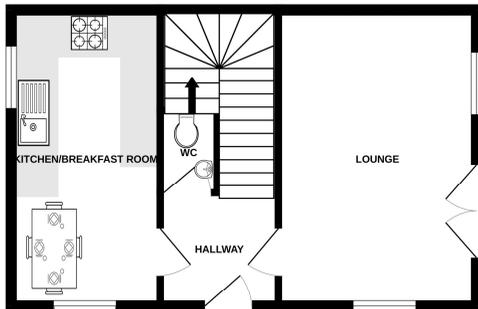
6'5" (1.96m) x 5'8" (1.73m)



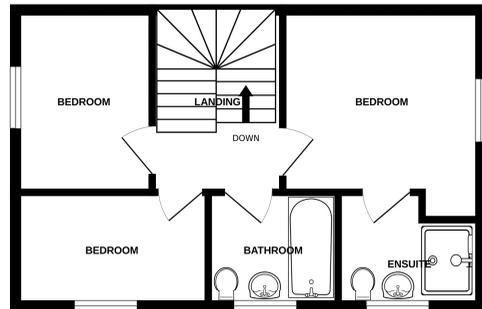




GROUND FLOOR
386 sq.ft. (35.9 sq.m.) approx.



1ST FLOOR
386 sq.ft. (35.9 sq.m.) approx.



TOTAL FLOOR AREA : 772 sq.ft. (71.8 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.
Made with Metropix ©2023

Contact Us: 0151 644 6000 lesley@lesleyhooks.co.uk 6 Church Road, Bebington, Wirral, Merseyside, CH63 7PH

Disclaimer: Whilst these details are thought to be correct, their accuracy cannot be guaranteed and do not form part of any contract. It should be noted that we have not tested any fixtures, fittings, equipment, apparatus or services, therefore we cannot verify that they are in working order of fit for purpose. Solicitors should be used to confirm that any moveable items described within these details are in fact part of the sale agreement. While we try to ensure measurements are correct they are not guaranteed and purchasers are advised to take their own measurements before ordering any fixtures and fittings. Please note: if you are buying a leasehold property, please ensure that all details and conditions of the lease are checked with your solicitor prior to you incurring any costs as additional fees could be incurred for items such as leasehold packs.