



Dawpool Drive, Bromborough

£1,000 PCM



LESLEY HOOKS
ESTATE AGENTS





Welcome to your new home! This charming and deceptively spacious semi-detached house is available for rent in a highly sought-after residential area. Just a short stroll from local shops, excellent schools, and convenient transport links, this property is perfect for families and professionals alike. Upon entering, you'll be greeted by a welcoming hallway leading into a cozy lounge featuring a lovely bay window that floods the space with natural light. The lounge seamlessly flows into the dining room, where sliding patio doors open up to a bright conservatory, creating an ideal space for entertaining or relaxing. The well-appointed fitted kitchen completes the downstairs layout, offering plenty of storage and counter space for all your culinary needs. Upstairs, you'll find three generously sized bedrooms, two of which come with fitted wardrobes for added convenience. The modern three-piece shower room provides a touch of luxury with its contemporary design. Outside, the front of the property boasts a driveway with off-road parking, leading to a garage for additional storage or parking needs. The rear garden is a delightful retreat, featuring a patio area perfect for al fresco dining and enjoying sunny days. With uPVC double glazing and combi fired gas central heating throughout, this home ensures comfort and energy efficiency year-round. Don't miss the opportunity to make this wonderful house your home! Council tax band C. Energy rating tbc. Ultrafast broadband.



Hallway

14'2" (4.32m) x 6'5" (1.96m)

Lounge

15'9" (4.8m) Into Bay x 11'9" (3.58m)

Dining Room

10'0" (3.05m) x 10'9" (3.28m)

Conservatory

11'4" (3.45m) x 10'1" (3.07m)

Kitchen

13'6" (4.11m) x 7'4" (2.24m)

Bedroom One

14'2" (4.32m) Into Bay x 11'11" (3.63m)

Bedroom Two

12'3" (3.73m) x 10'10" (3.3m)

Bedroom Three

7'4" (2.24m) x 7'1" (2.16m)

Bathroom

7'5" (2.26m) x 7'3" (2.21m)







GROUND FLOOR




1ST FLOOR



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 errors, omissions or misstatements. This plan is for illustrative purposes only and should be used as a guide to the prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
Issue with drawing 01/24

Energy Efficiency Rating

	Current	Potential
Very energy efficient - lower running costs		
(92 Plus) A		
(81-91) B		88
(69-80) C		
(55-68) D	65	
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC 	

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.