



Birkenhead Road, Neston, Cheshire CH64 1RU



Offers In Excess Of £385,000

No Onward Chain - Desirable and Secluded Location In Willaston - Private Gardens

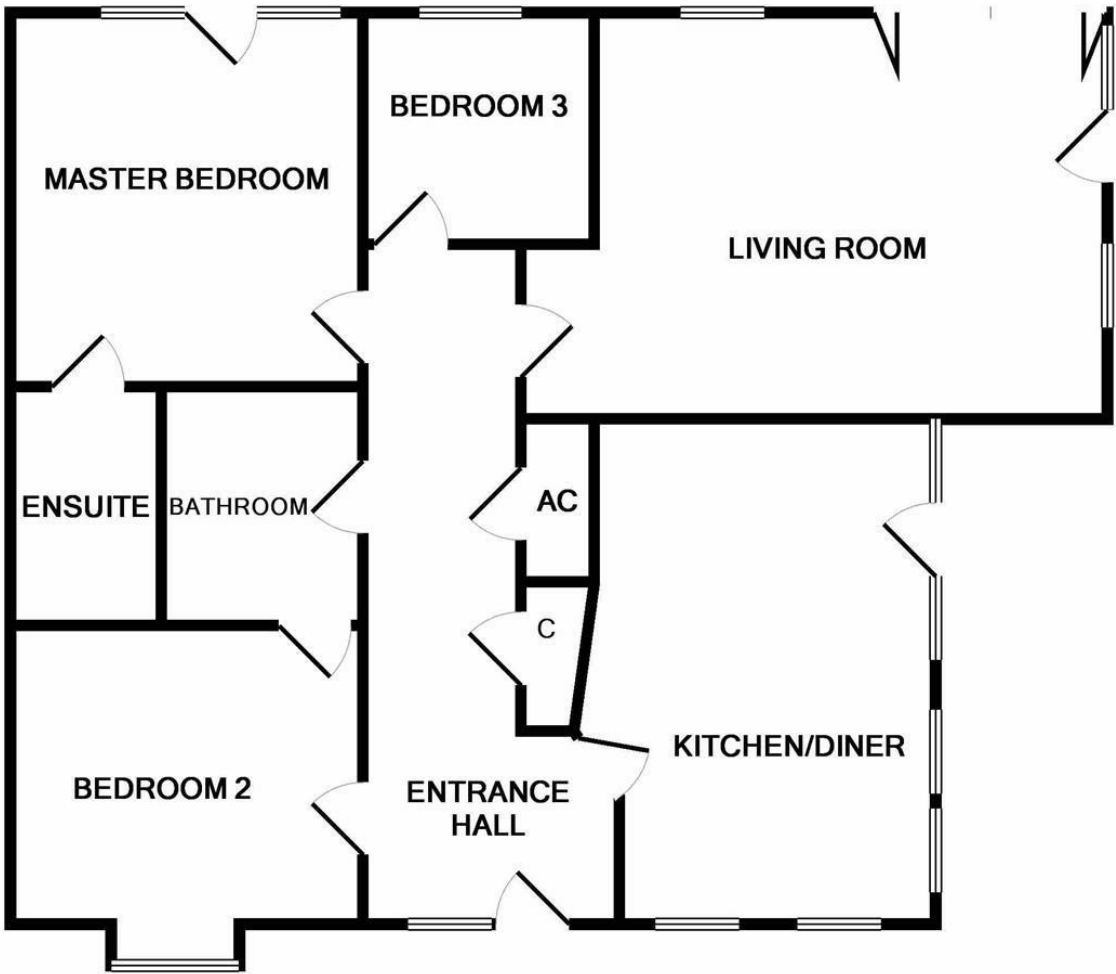
Andrews Estates Neston are delighted to market for sale 'Cedar Cottage' a stunning three bedroom semi-detached bungalow in the highly regarded, 12 acre grounds of The Lydiate, Willaston. A short walk/drive to excellent local amenities, transport links and excellent school catchment, the idyllic location also offers excellent walking and cycling routes. The Lydiate offers a high degree of privacy with its secure gated entrance, beautifully manicured gardens, a lake, a paddock and tennis courts which are available to residents. The property has been maintained to the highest of standards by the current owners and offers light, spacious and versatile family living accommodation whilst also boasting gas central heating and double glazing throughout.

In brief the living accommodation comprises; entrance hallway, beautifully fitted kitchen/diner, spacious lounge with impressive vaulted ceiling and wooden beams, three well-proportioned bedrooms, the master benefiting an ensuite and bedroom two having a jack and Jill style bathroom with the main family bathroom.

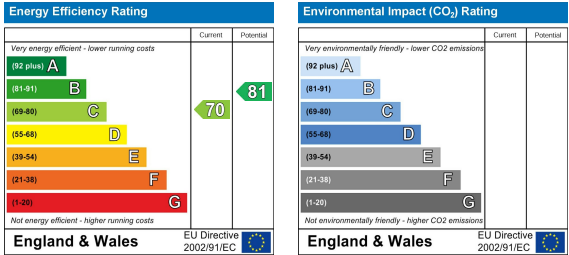
Externally, to the front of the property there are two allocated parking spaces, laid to lawn sections, fenced boundaries, gated access to the side leading to the rear garden.

To the rear and side there is a beautifully manicured garden predominantly laid to lawn offering a high degree of privacy, a paved patio to the rear and side - perfect for following the sun and entertaining, two timber garden sheds, fenced and mature hedgerow boundaries.

With the added benefit of no onward chain, viewing is highly advised, please call our Neston office on 0151 336 8171 to arrange your viewing



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Entrance Hallway

Front door with windows to frontal aspect, traditional column radiator, airing cupboard accomodating water tank, storage cupboard perfect for cloaks, oak doors leading into;

The property is council tax band E

The current EPC grade is C

There is a service charge of £500.00 per quarter

Lounge 20'11x15'1 (6.38mx4.60m)

Windows to rear and side elevations, bi-folding doors out to rear, impressive vaulted ceiling with oak beam, oak flooring, gas fire with feature surround, TV point.

Kitchen/Diner 19'5x11'1 (5.92mx3.38m)

Windows to front and side elevations, door to side, period column radiator, a beautifully fitted kitchen with a range of wall and base units with granite work surfaces incorporating one and half sink and drainer with mixer tap, under counter spot light, integrated microwave and oven, central island with granite work tops with hob and extractor hood over, tiled flooring and adequate space for a dining table.

Master Bedroom 14'9x11'10 (4.50mx3.61m)

Windows and door opening to rear, oak beams, column radiator, oak flooring, door into ensuite;

Ensuite

WC with push button flush, wash hand basin with mixer tap, tiled walk in shower with glass shower screen, Underfloor heating and radiator, tiled flooring.

Bedroom 2 14' x 11'11 (4.27m x 3.63m)

Double glazed bay window to front with hardwood made to measure plantation shutters, column radiator, oak flooring, door into family bathroom.

Bedroom 3 9'9 x 8'1 (2.97m x 2.46m)

Double glazed window overlooking rear garden, column radiator, oak wood flooring.

Family Bathroom

WC with push button flush, bowl style wash hand basin on vanity unit, bath with rain shower above and glazed shower screen, tiled walls and flooring, underfloor heating and heated towel rail.

Additional Information

