



Telegraph Road, Heswall, Wirral CH60 6RW

- Imposing and Substantial Six Bedroom Detached Family Residence
- Appointed to a Superior Specification and Flooded with Natural Light
- Hallway, Lounge, Dining Room and Family Room Open to a Kitchen
- Master Bedroom with Walk in Wardrobe and En Suite Bathroom
- Set Back From the Road with Ample Parking and Double Garage
- Occupying a Generous Sized Plot in the Prime Location of Heswall
- Approximately 4150 Sq Ft of Living Space Arranged Over Three Floors
- W.C, Utility Room and Stairs to a Games Room Over the Double Garage
- Five Bedrooms, En Suite and Family Bathroom Set Over Two Floors
- Generous Sized Private Rear Garden - Viewing Strongly Advised



£1,395,000

























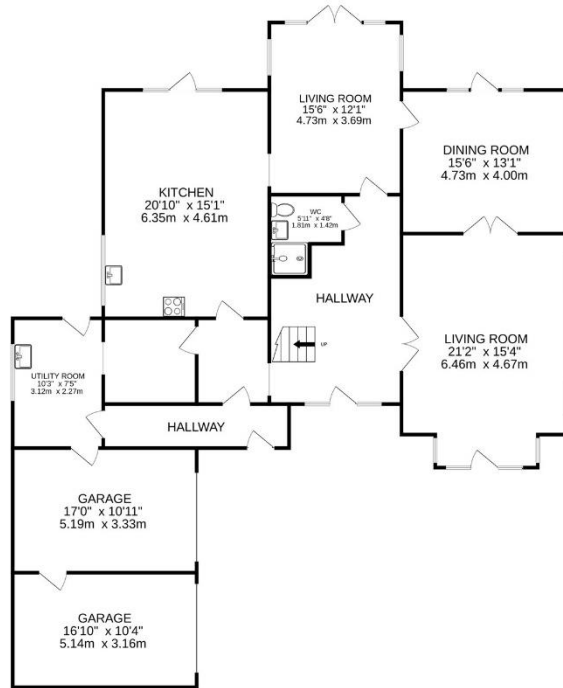




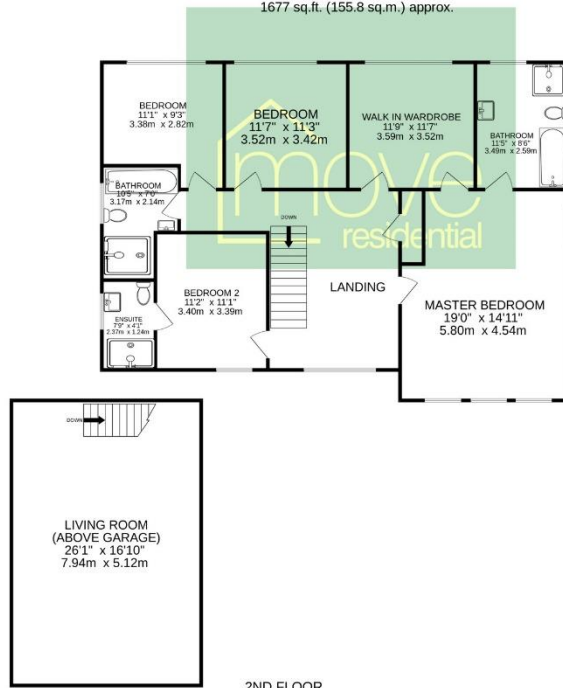




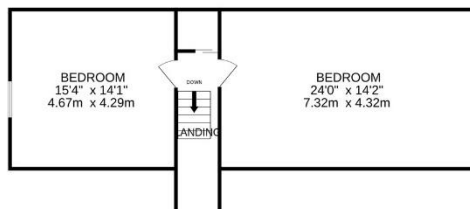
GROUND FLOOR
1884 sq.ft. (175.0 sq.m.) approx.



FIRST FLOOR
1677 sq.ft. (155.8 sq.m.) approx.



2ND FLOOR
631 sq.ft. (58.6 sq.m.) approx.



TOTAL FLOOR AREA : 4192 sq.ft. (389.4 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.

Description

Imposing and substantial six bedroom detached family residence occupying a generous sized plot in the prime location of Heswall. Immaculately presented and updated spanning approximately 4150 square foot of sumptuous living space flooded with natural light and appointed with a contemporary décor. This home must be viewed to be appreciated in full.

Set back from the road boasting a private plot with ample off road parking leading to the attractive property frontage and integral double garage. Inside this superb family home you have a welcoming hallway, lounge with bay window, feature fireplace and double doors to a lovely dining room. Family room with opening into the bespoke fitted kitchen fitted with a comprehensive range of units with contrasting work tops and a range of appliances. Completing the ground floor you have a cloakroom/W.C, utility room and stairs leading to a further cinema room/games room located above the garage. This area could easily be used as an annexe if required.

To the first floor you have an impressive master bedroom with walk in wardrobe and four piece en suite bathroom. Second double bedroom with en suite shower room, two further bedrooms and a family bathroom. The second floor offers two further sizeable double bedrooms.

Encapsulating this home perfectly is the sizeable and private plot, a generous rear garden is perfect for entertaining or relaxing, beautifully manicured with sweeping lawn, patio area, mature planting borders and summer house. The property is set a short walk from Heswall Centre, a town with its own unique charm, bustling with local boutique shops, cafes and beauty salons. Boasting a wealth of schools for all ages, there are superb recreational facilities close by including Heswall Football Club, Tennis and Squash Club. An established network of roads including the M53 and M56 motorways afford commuting links throughout Wirral, Chester and Liverpool.

Site Map



EPC Summary

Score	Energy rating	Current	Potential
92+	A		
81-91	B		83 B
69-80	C	80 C	
55-68	D		
39-54	E		
21-38	F		
1-20	G		

Additional Information

These particulars are thought to be materially correct though their accuracy is not guaranteed and they do not form part of any contract. All measurements are approximate and we have not tested any fitted appliances, electrical or plumbing installation or central heating systems. Floor plans are for illustration purposes only and their accuracy is not guaranteed.