



Parklands Drive, Gayton, Wirral CH60 3RU

- Deceptively Spacious Three Bedroom Link Detached Bungalow
- Boasting a Little Under 2,000 Square Foot of Living Space
- Porch, Hallway and a Generous Sized Lounge with Fireplace
- Three Sizeable Bedrooms and a Modern Shower Room
- Occupying a Generous Sized Plot in the Prime Location of Gayton
- Immaculately Presented with a Tasteful Decor Throughout
- Dining Room, Conservatory, Kitchen, Utility and Cloaks/W.C
- Ample Parking, Double Garage and Lovely Private Gardens



Offers in the Region Of £500,000

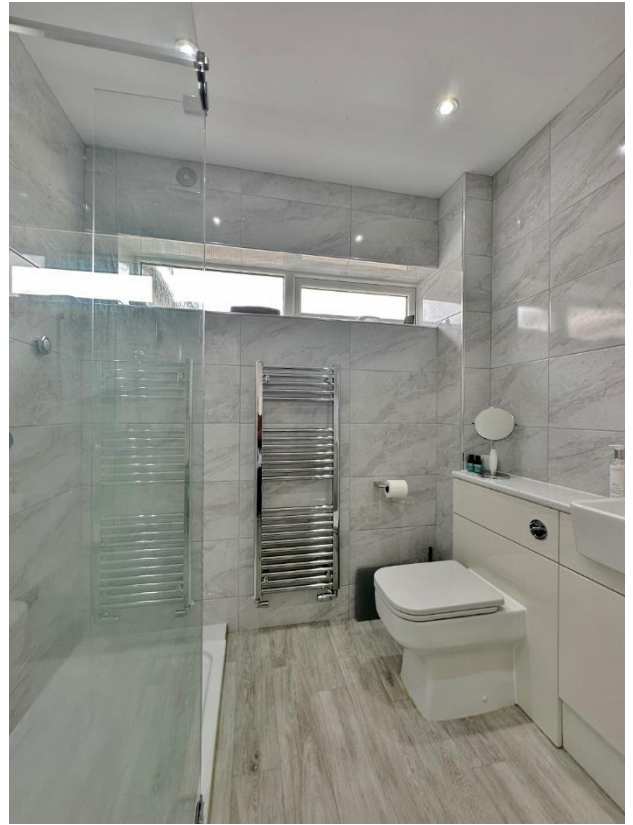




















Description

Nestled in the prestigious area of Gayton, sits this impressive and deceptively spacious three bedroom link detached bungalow. Spanning a little under 2,000 square foot of living accommodation, immaculately presented with a tasteful décor throughout. In brief you have a porch, hallway, cloakroom/W.C, generous sized lounge with vaulted ceiling, feature fireplace and a delightful outlook over the beautiful gardens. Dining room, conservatory and a large modern fitted kitchen with utility room off. Three sizeable bedrooms and a contemporary shower room. Further benefiting from off road parking, double garage, front garden and large enclosed rear garden perfect for entertaining or relaxing. An enviable location with excellent local amenities, thriving community spirit and easy access throughout Wirral, Chester and Liverpool. Heswall is 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.

EPC Summary

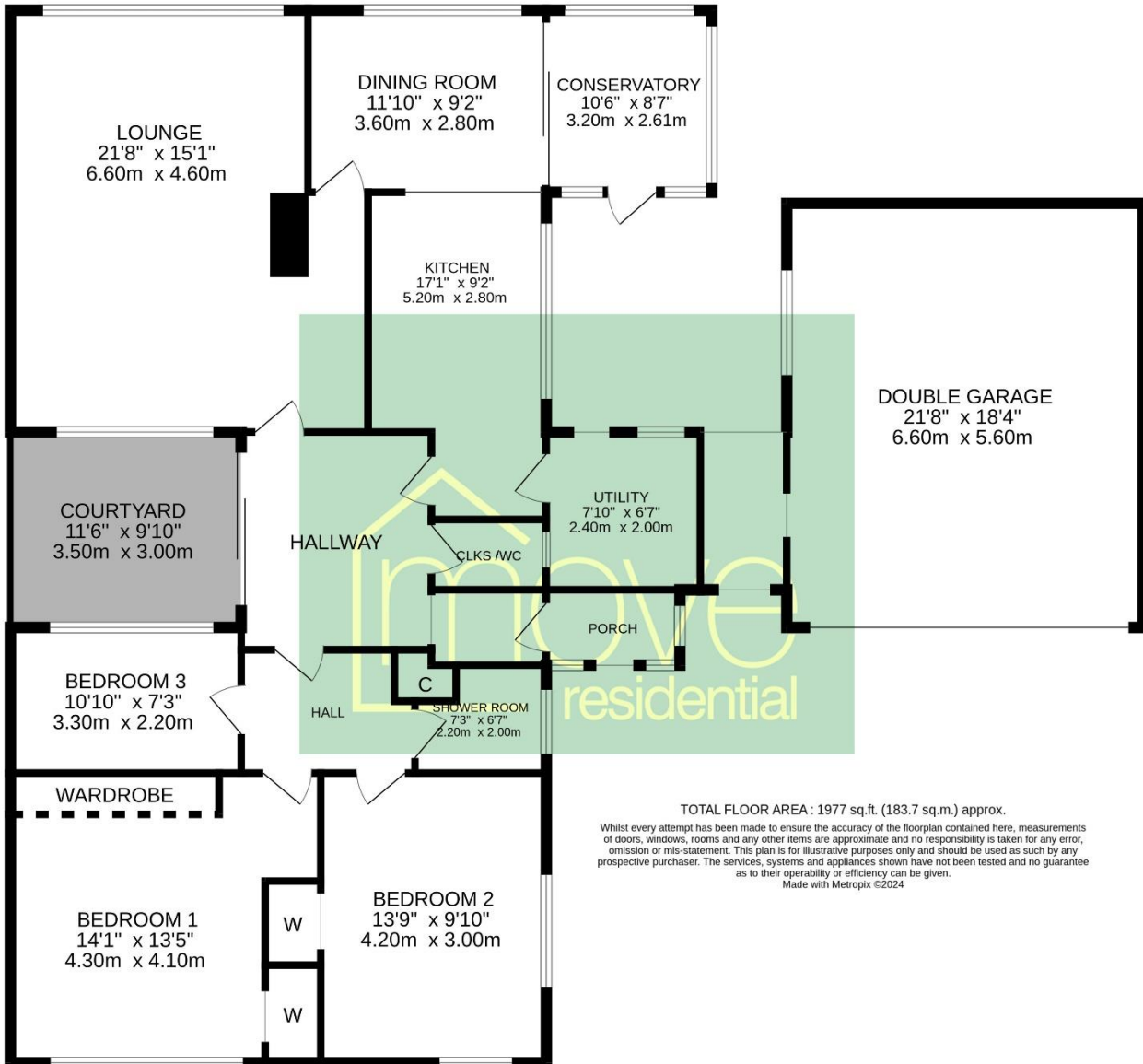
Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C		70 C
55-68	D	55 D	
39-54	E		
21-38	F		
1-20	G		

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.

Floor Plan

GROUND FLOOR 1977 sq.ft. (183.7 sq.m.) approx.



TOTAL FLOOR AREA: 1977 sq.ft. (183.7 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.

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