



## Blakeley Court, Raby Mere, Wirral CH63 0ND

- Attractive and Substantial Four Bedroom Detached Family Residence
- Benefiting from Being Offered to the Sales Market with No Chain
- Hallway, Generous Sized Lounge and a Sizeable Kitchen Diner
- Master Bedroom with Walk in Wardrobe and En Suite Shower Room
- Ample Off Road Parking, Integral Garage and Lawned Front Garden
- Nestled in the Picturesque and Semi Rural Area of Raby Mere
- Impressive and Spacious Accommodation Appointed with a Fresh Decor
- Dining Room, Conservatory, Utility Room and a Downstairs W.C
- Three Further Double Bedrooms and a Three Piece Bathroom
- Beautifully Maintained Rear Garden Enjoying a Westerly Aspect



Offers Over £500,000 – No Onward Chain





































## Description

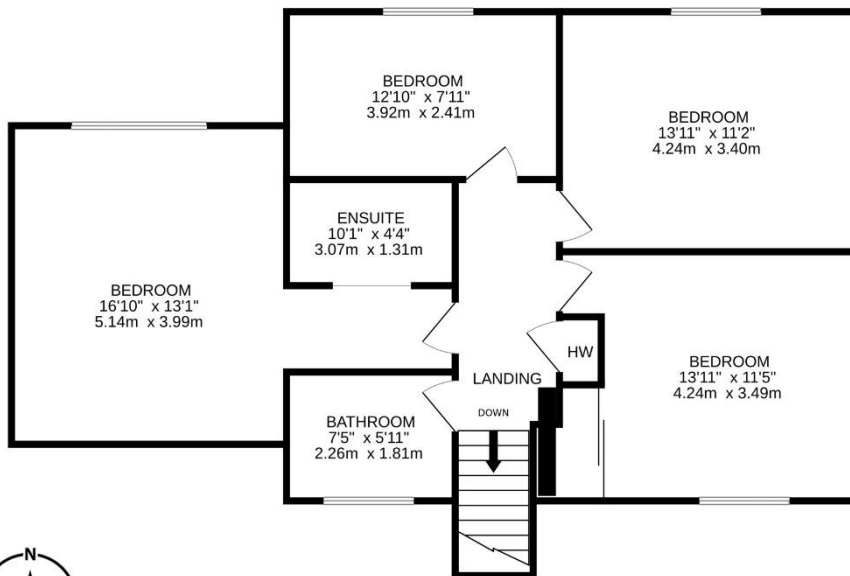
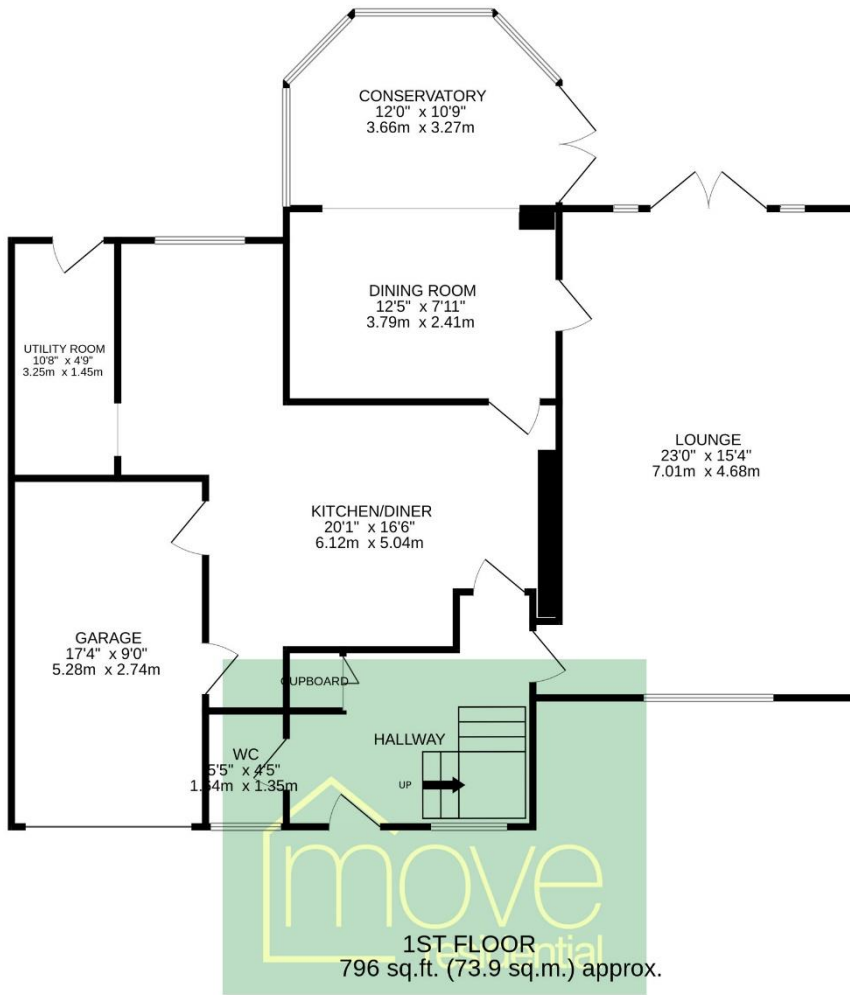
Nestled in the picturesque and semi rural area of Raby Mere, sits this attractive and deceptively spacious four double bedroom detached family residence. Offered to the sales market with no onward chain, boasting well planned living space appointed with a fresh and neutral décor this exceptional home must be viewed to be appreciated in full.

Set back from the road with a lawned front garden and ample off road parking leading to an integral garage and the attractive property frontage. Inside you have a welcoming hallway with storage and downstairs W.C. Generous sized front to back lounge with feature fireplace and patio doors opening to the delightful rear garden. From here you have access into a dining room which opens into a large conservatory with stunning views over the garden. At the heart of this home you have a sizeable kitchen diner fitted with a comprehensive range of units with complimentary work tops, utility room off and access into the garage. To the first floor you have an impressive master bedroom, generous in size with a range of built in wardrobes and en suite shower room. Three further double bedrooms and a three piece family bathroom.

Completing this home perfectly is the generous rear garden, beautifully landscaped with patio, lawn and well established planting borders. Raby Mere is a rural area accessed via Spital or Bromborough. The property is conveniently located for local amenities in the town of Bromborough, and is ideally placed for commuting to the major commercial centres of the region. Bromborough Village offers a number of local shops and services, as well as a golf course, and a number of Inns and restaurants, there is also a large retail park a short drive away.



GROUND FLOOR  
1111 sq.ft. (103.2 sq.m.) approx.



TOTAL FLOOR AREA : 1906 sq.ft. (177.1 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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## EPC Summary

Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C		79 C
55-68	D	62 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.