



Bluebell Avenue, Claughton, Wirral CH41 0DS

- Impressive Three Bedroom Semi Detached Property
- Well Maintained and Appointed Living Accommodation
- Two Double Bedrooms, Third Bedroom and Bathroom
- Beautifully Manicured Large Enclosed Rear Garden
- Large Private Corner Plot Enjoying a Sunny Aspect
- Hallway, Lounge, Dining Room, Kitchen and Conservatory
- Driveway Providing Parking for Multiple Vehicles
- Close to Amenities, Transport Links and Schools



£215,000

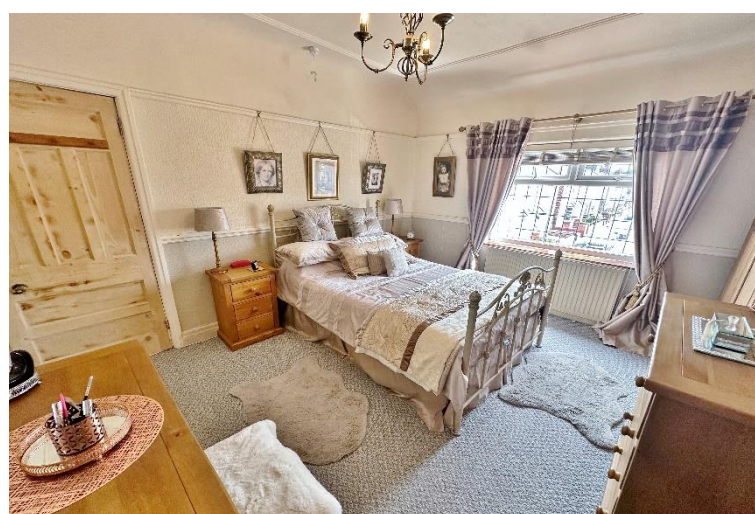








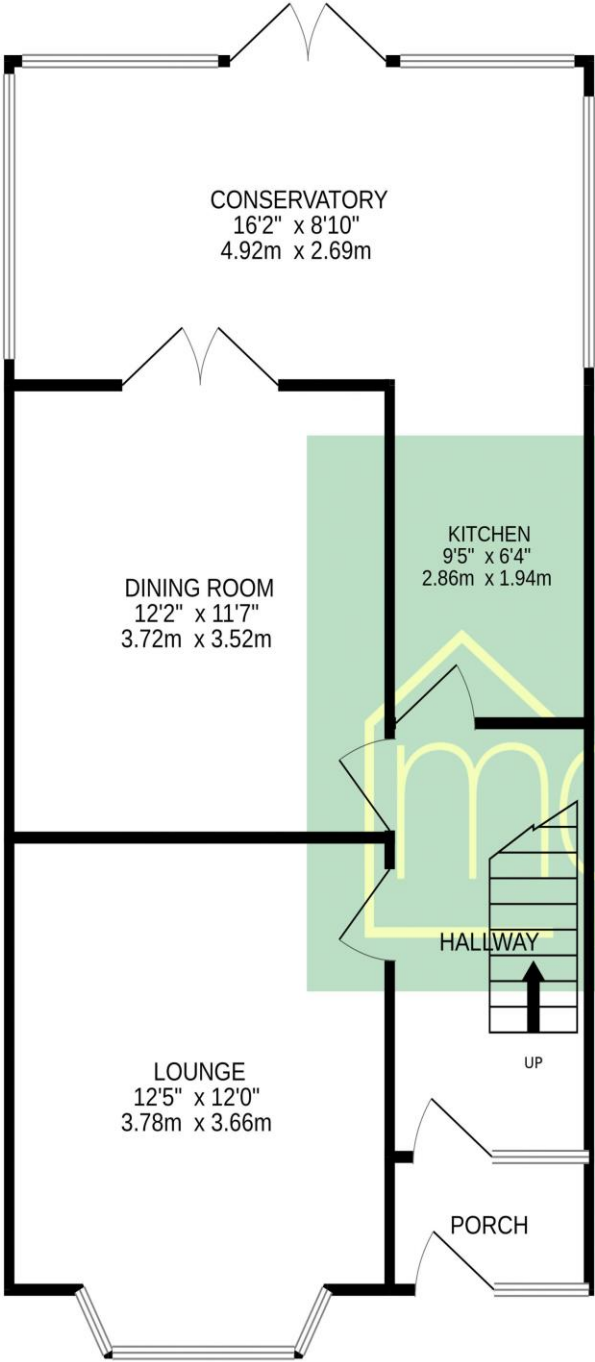




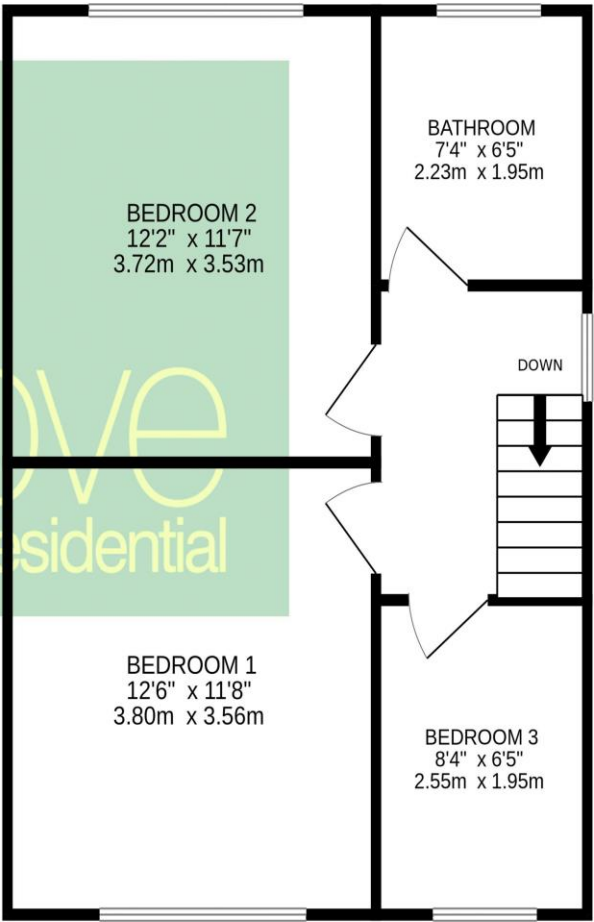




GROUND FLOOR
625 sq.ft. (58.1 sq.m.) approx.



1ST FLOOR
451 sq.ft. (41.9 sq.m.) approx.



TOTAL FLOOR AREA : 1076 sq.ft. (100.0 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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Description

Impressive three bedroom semi detached family home located in the increasingly popular area of Claughton on a large and private corner plot enjoying a sunny aspect. Well appointed and maintained this spacious accommodation briefly comprises a porch, hallway, bay fronted reception room, rear reception room and a well fitted kitchen with opens into a lovely conservatory. To the first floor you have two double bedrooms, third bedroom and family bathroom. Further benefiting from off road parking for multiple vehicles, double glazing and gas central heating. Completing this home perfectly is the beautifully manicured rear garden, with lawn and various patio areas perfect for entertaining or relaxing. Located within easy reach of amenities, transport links and excellent schools for all age groups. A closer inspection is strongly recommended to appreciate this home in full.

EPC Summary

Score	Energy rating	Current	Potential
92+	A		
81-91	B		83 B
69-80	C		
55-68	D	65 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.