



Barnsdale Avenue, Thingwall , Wirral CH61 1BG

- Impressive Four Bedroom Semi Detached Family Home
- Spacious and Well Appointed Family Living Accommodaiton
- Hallway, Large Lounge, Dining Room, Modern Kitchen and W.C
- Ample Parking, Integral Garage and Low Maintenance Front Garden
- Benefiting From Being Offered for Sale with No Onward Chain
- Occupying a Generous Sized Plot in the Popular Area of Thingwall
- Four Well Proportioned Bedrooms and a Contemporary Shower Room
- Extensive Rear Garden Landscaped with Patio and Lawned Areas



£365,000 – No Onward Chain

















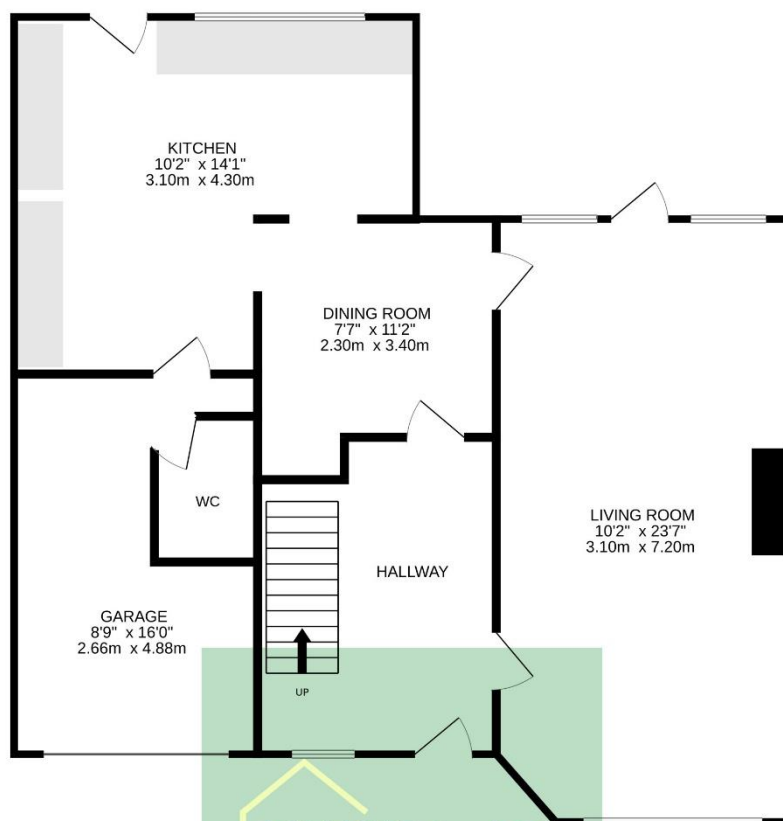




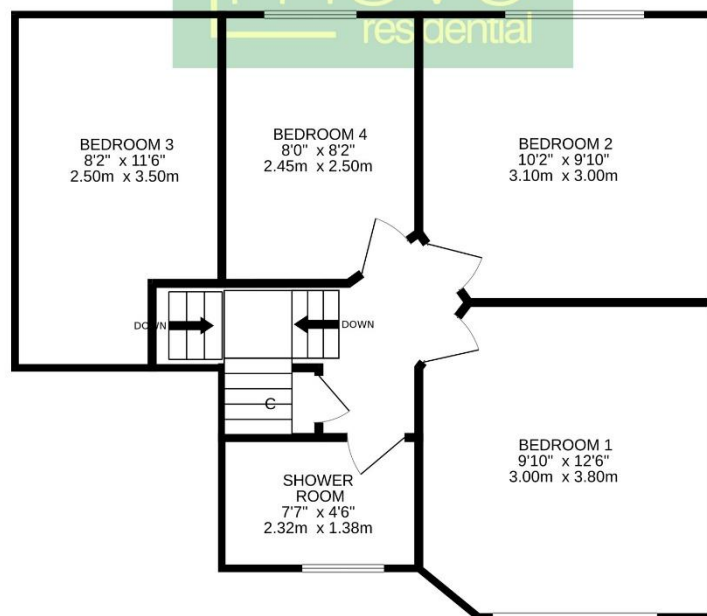




GROUND FLOOR



1ST FLOOR



TOTAL FLOOR AREA : 1649 sq.ft. (153.2 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

This impressive and spacious four bedroom semi detached property is offered for sale with no onward chain and sits on a generous plot in the highly sought after area of Thingwall. Beautifully appointed and thoughtfully planned, the home has been well maintained throughout, making it an ideal choice for families or anyone seeking a move in ready property in a prime location. Upon entering, you are welcomed by a bright hallway, a spacious front to back lounge featuring a charming log burning stove, creating a warm and inviting focal point. There is also a versatile morning/dining room and a modern well fitted kitchen offering ample storage and worktop space with a convenient downstairs W C. To the first floor, you will find four well proportioned bedrooms, including a master bedroom complete with sliding mirrored wardrobes. All bedrooms are serviced by a stylish and contemporary shower room finished to a high standard. Externally, the property benefits from ample off road parking, an integral garage, and a low maintenance front garden. Completing this wonderful home is the generous rear garden, beautifully landscaped with a patio area, sweeping lawn, pond, and mature planting borders, providing a perfect setting for relaxation or outdoor entertaining. A closer inspection is strongly recommended to fully appreciate everything this fantastic home has to offer.

EPC Summary

Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C		75 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.