



Constables
SALES & LETTINGS

Waterford Drive

Little Neston, Neston

£250,000



GUIDE PRICE : £250,000 - £270,000

Constables are delighted to present this three-bedroom detached bungalow, located in a peaceful residential setting within easy reach of Neston town centre. Offered to the market with no onward chain, this spacious home boasts a versatile layout and represents an exciting opportunity for those looking to modernise or personalise a property to their own tastes.

The accommodation is generously proportioned and thoughtfully laid out, comprising an entrance porch leading into a central hallway, a spacious lounge, and a formal dining room that opens into a large conservatory with views over the rear garden. The kitchen includes a range of fitted units and is accompanied by a separate utility area. There are three bedrooms in total, served by a family bathroom.

Externally, the property benefits from a substantial driveway, carport and an attached garage, providing ample off-road parking and useful storage. The rear garden is beautifully landscaped, featuring a stone patio and mature borders, with far-reaching views across to the Welsh Hills. The plot also offers scope for extension or further development, subject to the necessary consents.

Situated close to the historic market town of Neston, the property enjoys easy access to a range of local amenities including independent shops, cafés, restaurants, and supermarkets. Reputable schools such as Woodfall Primary are nearby, and the area is rich in green spaces with The Wirral Way, Ness Gardens and Burton Mere Wetlands all within easy reach. Excellent transport links also provide quick access to Chester, Liverpool and beyond.



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- Guide Price
- Scope for Modernisation
- Three Bedroom Detached Bungalow
- Off Road Parking and Garage
- Large and Private Rear Garden
- Highly Sought After Location

Porch

Entrance Hall

Lounge

12'6 x 11'5 (3.81m x 3.48m)

Dining Room

11'5 x 8'10 (3.48m x 2.69m)

Kitchen

9'9 x 8'4 (2.97m x 2.54m)

Utility Room

Conservatory

Master Bedroom

10'6 x 10'5 (3.20m x 3.18m)

Second Bedroom

10'10 x 10'10 (3.30m x 3.30m)

Third Bedroom

10'10 x 10'0 (3.30m x 3.05m)

Bathroom

12'6 x 5'9 (3.81m x 1.75m)

Carport

Garage

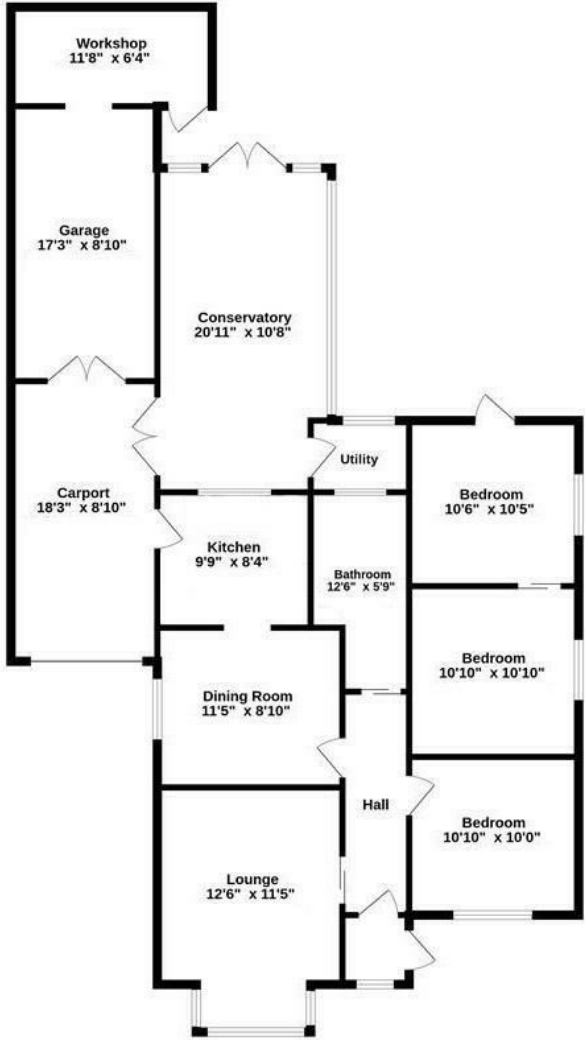
Workshop

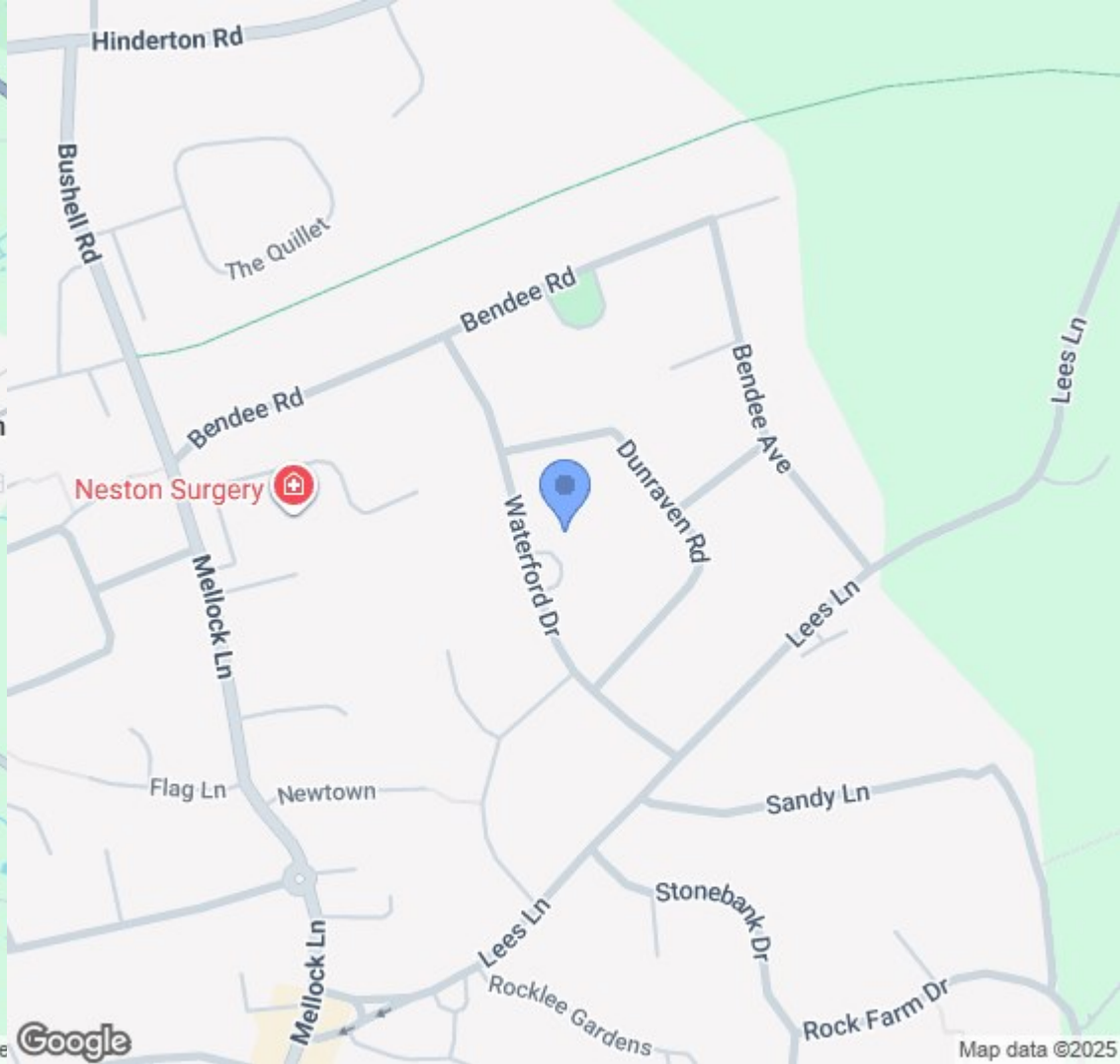
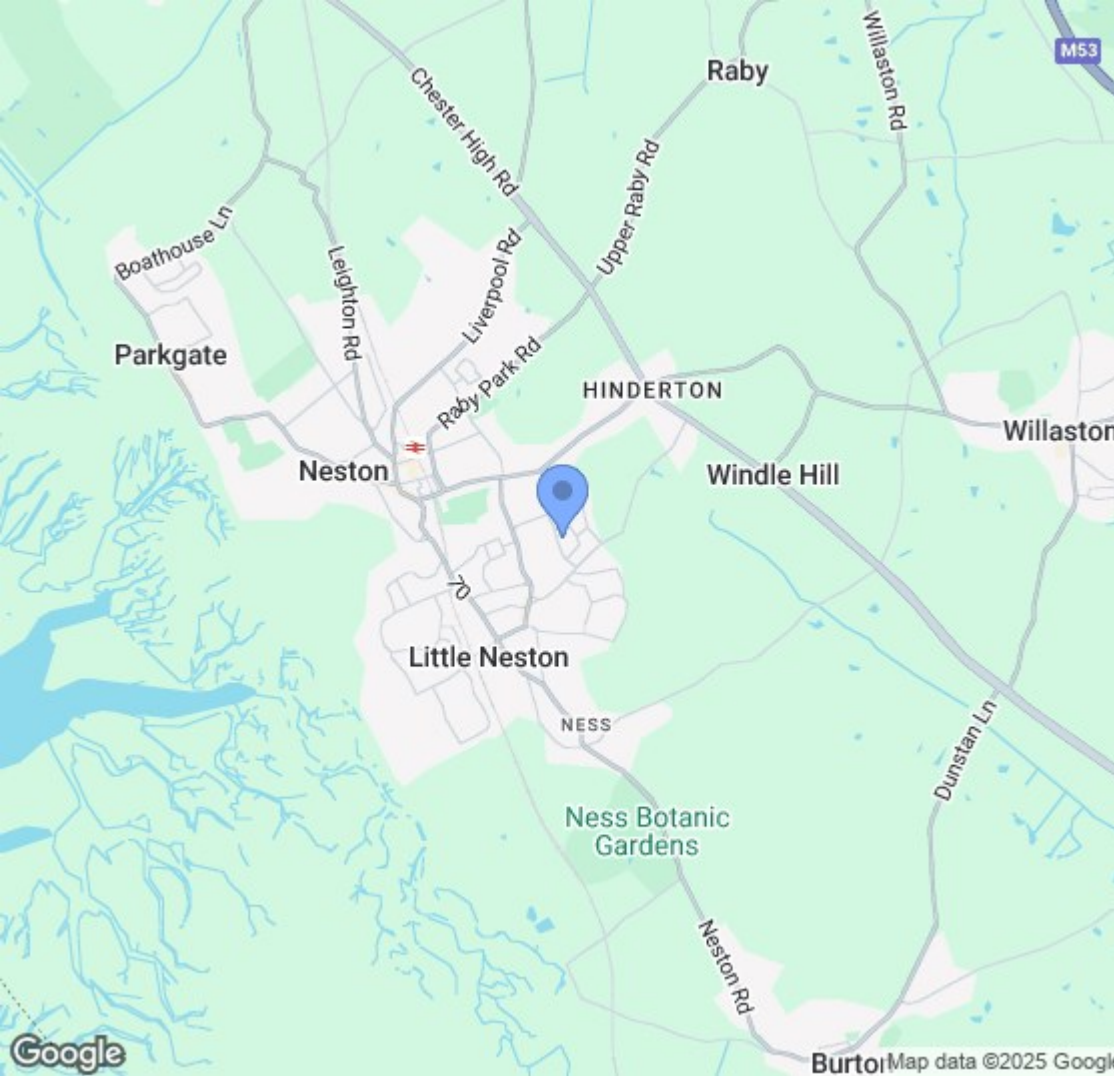




EPC & Floor Plan

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A	55	80
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales		EU Directive 2002/91/EC
		





Location Map

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S A L E S & L E T T I N G S

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