



Princes Avenue, Bromborough

£250,000



LESLEY HOOKS
ESTATE AGENTS





Discover this extended semi-detached house situated on Princes Avenue, within walking distance of Bromborough Village. This home offers a blend of comfort and modern living, perfect for families or those seeking a bit more space. There is a welcoming entrance porch opening onto the hallway with a spacious through lounge with space for dining and entertaining. There is a well-equipped kitchen, ideal for culinary enthusiasts, offering plenty of storage and counter space, and an additional sitting room with direct access to the rear garden, providing a perfect spot for relaxation or a family room. Upstairs there are three bedrooms each offering a cozy and private space and a modern shower room fitted with modern fixtures and finishes. The outdoor space does not disappoint, to the front a convenient driveway providing off-street parking, and a low-maintenance rear garden featuring astroturf, ideal for year-round enjoyment. There is also a garage with electric door, accessible from both the front and inside the house, offering additional storage or workspace. This property is ideally situated close to a variety of shops, local amenities, schools, and public transport links, making it a convenient choice for families and professionals alike.



Porch

7'11" (2.41m) x 3'8" (1.12m)

Hallway

11'6" (3.51m) x 6'2" (1.88m)

Lounge

22'0" (6.71m) x 12'3" (3.73m)

Kitchen

9'9" (2.97m) x 9'0" (2.74m)

Sitting Room

10'10" (3.3m) x 8'6" (2.59m)

Bedroom One

12'5" (3.78m) x 12'0" (3.66m)

Bedroom Two

12'5" (3.78m) x 9'3" (2.82m)

Bedroom Three

7'11" (2.41m) x 7'10" (2.39m)

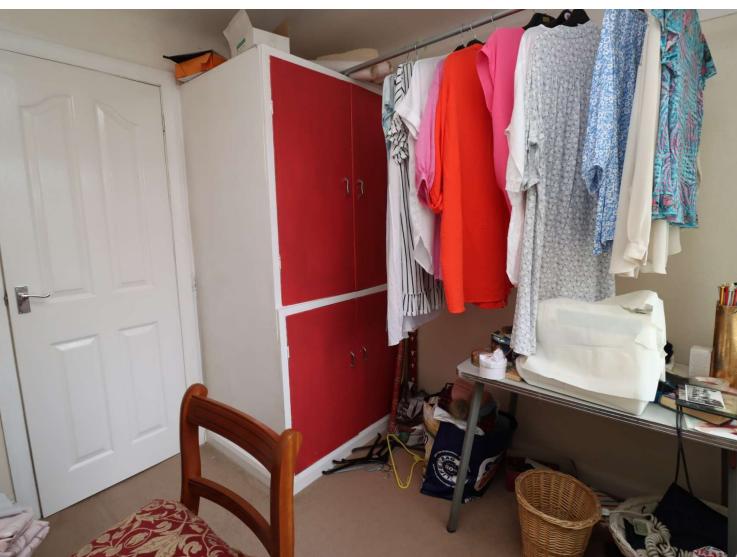
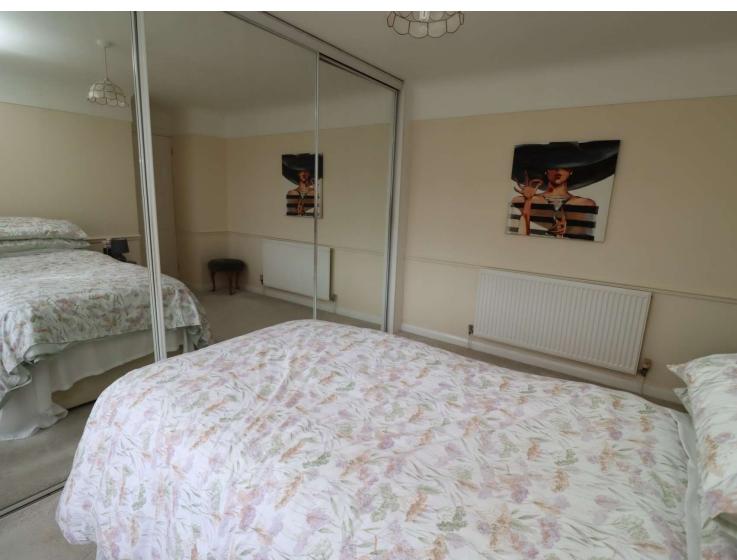
Shower Room

8'3" (2.51m) x 4'9" (1.45m)

Garage

18'3" (5.56m) x 11'9" (3.58m)

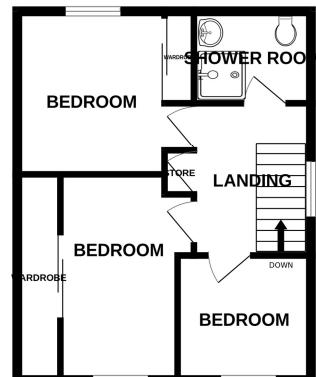
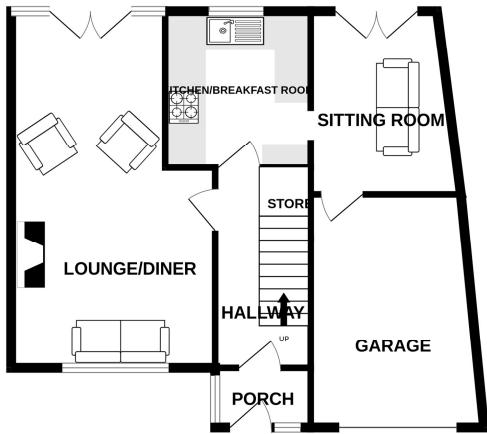






GROUND FLOOR
629 sq.ft. (58.5 sq.m.) approx.

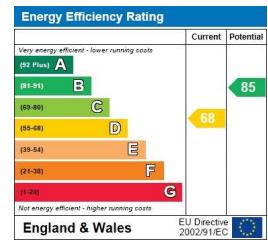
1ST FLOOR
392 sq.ft. (36.5 sq.m.) approx.



TOTAL FLOOR AREA : 1022 sq.ft. (94.9 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the fixtures 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 operation can be given.

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