



Wingate Road | | Kirkby | L33 6UQ

£149,000



Wingate Road | Kirkby | L33 6UQ £149,000

Spacious 4 Bedroom Semi-Detached – Chain Free – Northwood, Kirkby

Located in the popular Northwood area of Kirkby, this well-presented four-bedroom semi-detached home offers generous living space and fantastic convenience. Just moments from the brand-new Headbolt Lane railway station and only a short drive to the M57 and M58 motorway links, the property is ideally placed for commuters. Excellent local schools, shops, and recreational facilities are all right on your doorstep.

- Chain Free
- Double Glazing
- Epc Rated
- Close to Local Amenities
- Gas Central Heating
- Council Tax Band "A"

Hall

9'10" x (3.00 x)

Lounge

14'5" x 10'6" (4.40 (4.39) x 3.20)

Lounge

14'5" x 12'8" (4.40 (4.39) x 3.87 (3.86))

Kitchen

9'10" x 13'1" (3.00 x 4.00 (3.99))

Bedroom 1

13'5" x 10'4" (4.10 (4.09) x 3.14 (3.15))

Bedroom 2

12'10" x 10'5" (3.90 (3.91) x 3.17 (3.18))

Bedroom 3

10'6" x 11'0" (3.20 x 3.36 (3.35))

Bedroom 4

9'2" x 9'10" (2.80 (2.79) x 3.00)

Bathroom

6'11" x 5'7" (2.10 (2.11) x 1.70)



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C	76	82
(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	

Council Tax Band **A**
EPC Rating **C**

14 Park Brow Drive
Kirkby
Merseyside
L32 6QP
0151 289 8585
jodie@dorankennedy.co.uk