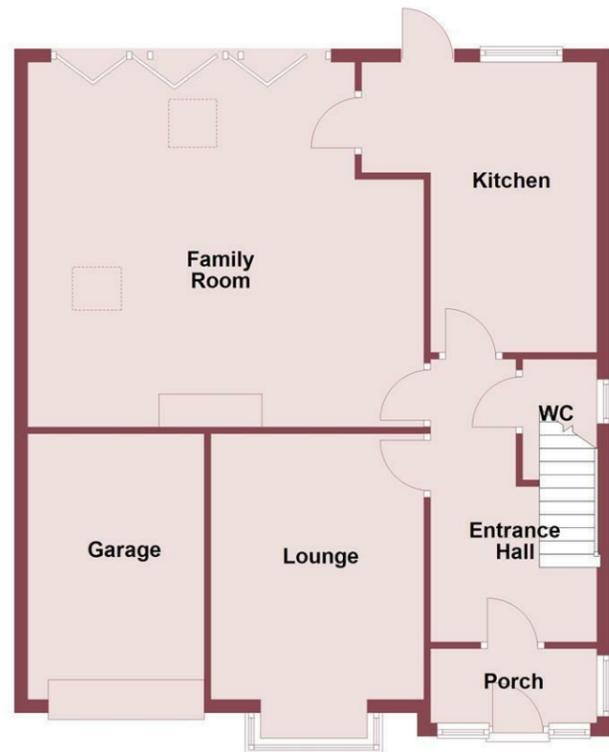




Ground Floor



First Floor



### Blackeys Lane, Neston, CH64 9XA

Offers Over £500,000

4 Bedroom 2 Reception 1 Bathroom D

\*\*Fantastic Family House - Close to Neston Town Centre - Character Property With Period Features\*\*

Hewitt Adams are delighted to be the agent of choice to market for sale this well presented and extended four bedroom, detached family house occupying a generous plot on the ever so popular Blackeys Lane. The property dates back to early 1900's and retains many of its period features. Blackeys Lane is only a short walk to Neston Town Centre and its excellent local amenities, good transport links and a fantastic school catchment. The property has been extended and offers bright and spacious accommodation and further affords double glazing, gas central heating and ample off road parking.

The accommodation in brief comprises; porch, entrance hallway, lounge, kitchen, open plan family room with bi-folding doors, four bedrooms and a huge family bathroom.

Externally, to the front of the property there is a large block paved driveway providing ample off road parking, front garden, garage access, side access into the garden.

The garden is a generous size and has a high degree of privacy. Being mainly laid to lawn with stocked borders and secure boundaries, large patio area, summerhouse.

Early viewing is highly advised to fully appreciate what this property has to offer.

**Porch**

7'02 x 5'03 (2.18m x 1.60m)  
uPVC front door to porch, tiled flooring, central heating radiator, original period door to hallway;

**Entrance Hall**

12'11 x 7'00 (3.94m x 2.13m)  
Stairs to first floor, tiled flooring, central heating radiator, radiational doors leading to;

**Lounge**

16'03 x 13'02 (4.95m x 4.01m)  
Box bay window to front elevation, central heating radiator.

**Kitchen**

16'03 x 11'08 (4.95m x 3.56m)  
Comprising a range of wall and base units with wooden work surfaces incorporating Belfast sink, appliances includes; dishwasher, range style cooker, washing machine and tumble dryer, space for fridge freezer, central heating radiator, inset spotlights, tiled flooring, window and door to rear aspect.

**Family Room**

19'02 x 16'11 (5.84m x 5.16m)  
An open plan area perfect for entertaining comprising tow central heating radiator, two Velux windows, Bi-folding doors to the garden, wood burning stove with oak mantle and tiled hearth, inset spotlights, door to kitchen.

**WC**

2'07 x 5'01 (0.79m x 1.55m)  
WC, wash hand basin, window to side aspect.

**Landing**

Window to side elevation, central heating radiator, loft access hatch, doors to;

**Bedroom 1**

17'05 x 12'00 (5.31m x 3.66m)  
Window to front aspect, central heating radiator, inset spotlights.

**Bedroom 2**

13'03 x 9'10 (4.04m x 3.00m)  
Window to rear aspect, central heating radiator, walk in wardrobe.

**Bedroom 3**

9'00 x 8'05 (2.74m x 2.57m)  
Window to front aspect, central heating radiator.

**Bedroom 4**

8'02 x 8'11 (2.49m x 2.72m)  
Window to front aspect, central heating radiator.

**Bathroom**

14'05 x 11'05 (4.39m x 3.48m)

**Garage**

With roller door to front, lighting and power.

