DRAFT DETAILS

Constables
SALES & LETTINGS

2 1 1 C

3 Darby Close Neston CH64 £295,000



- Two/Three Bedroom Detached Bungalow
- Quiet Cul-De-Sac Location
- Flexible and Spacious Accommodation
- Generous Plot with Established Gardens
- Ample Off-Road Parking and Detached Garage
- Excellent Potential for Modernisation

Constables are delighted to offer for sale this attractive two/three bedroom detached bungalow, occupying a generous plot within a quiet cul-de-sac in the popular residential area of Little Neston. Offering well-proportioned accommodation, attractive gardens and excellent potential for modernisation, the property presents a wonderful opportunity for buyers seeking a home they can make their own.

The accommodation is approached via a welcoming entrance hallway which provides access to the principal rooms. The spacious living room enjoys plenty of natural light from a large front-facing window and offers ample space for comfortable seating. The kitchen is fitted with a range of wall and base units, incorporating worktop space and room for appliances, with a door providing access to the outside.

The flexible layout includes three well-proportioned rooms which can be utilised as bedrooms, or alternatively as two bedrooms and a separate dining room, depending on individual requirements. The principal bedroom benefits from fitted wardrobes, whilst the accommodation is completed by a shower room.

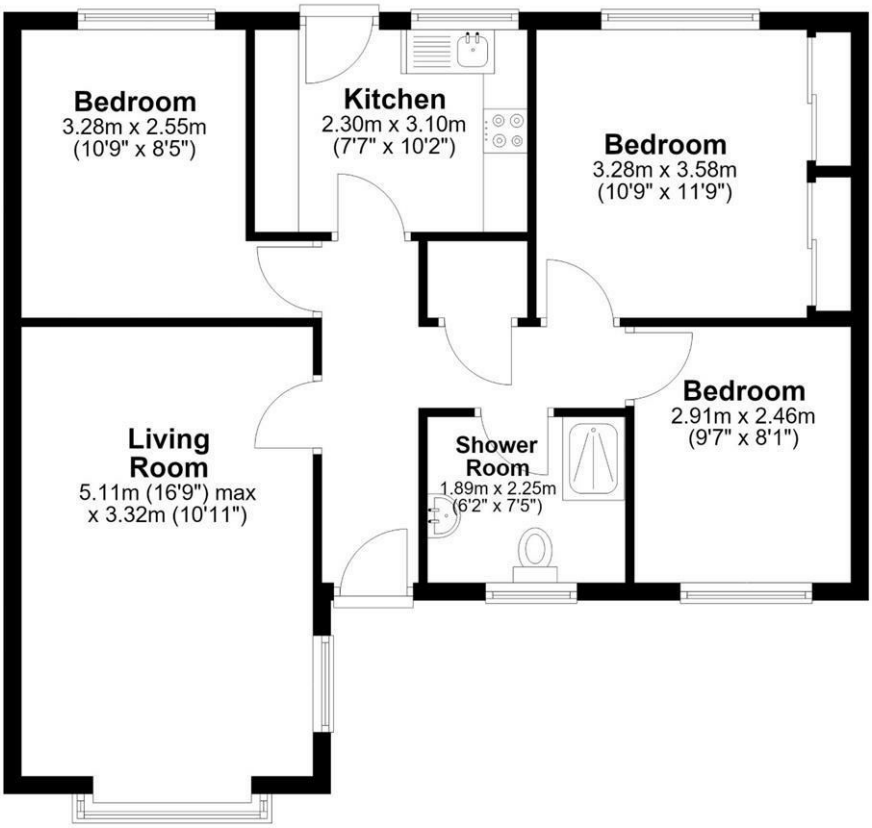
Externally, the property occupies an attractive plot with established gardens to the front and rear. The front garden is predominantly laid to lawn with mature trees and shrubs, whilst a generous driveway provides ample off-road parking and leads towards the detached garage. The rear garden offers a pleasant outdoor space with a lawn, established planting and paved seating areas.

Situated in a sought-after residential location, the property is conveniently placed for the amenities of Little Neston and Neston town centre, with nearby countryside walks and excellent transport links.

Offered with considerable scope for improvement, this detached bungalow represents an exciting opportunity to create a wonderful home in a desirable and established setting.

Ground Floor

Approx. 66.9 sq. metres (719.7 sq. feet)



Total area: approx. 66.9 sq. metres (719.7 sq. feet)

3 Darby Close, Little Neston, NESTON

Energy Efficiency Rating

	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C	71	78
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		



Entrance Hall

Living Room
16'9 x 10'11

Kitchen
7'7 x 10'2

Masted Bedroom
10'9 x 11'9

Second Bedroom
10'9 x 8'5

Third Bedroom
9'7 x 8'1

Shower Room
6'2 x 7'5





























