



The Lodge Arrowe Park Road, Wirral CH49 5LN

welcome to

The Lodge Arrowe Park Road, Wirral

'The Gate Keepers Cottage'

Iconic History that goes back as far as the 1800's this rare gem could be all yours. The land alone makes this just as spectacular as the house. Full of character features through with the stunning grounds including a refurbished garden house with power & light.



Property Description

A rare opportunity has arisen to acquire what must be one of the most exceptional period residences along the Wirral peninsula. Exquisite and characterful grade II listed two double bedroom detached house with 1/4 acre of land, Lodge house.1856 - known as 'the gate keepers cottage'.

The stone lodge has a slate roof, an L-shaped plan, and is in two storeys, the upper storey being jettied. The gabled porch is in the angle, and has scalloped bargeboards and a pendant finial. The wings are also gabled, and each contains a canted bay window with a mullioned window above.

Arrowe Park is a district to the West of Birkenhead within the Metropolitan Borough of Wirral, England. It has two landmarks Arrowe Park Hospital and Arrowe Country Park, along with a number of residences. The estate upon which Arrowe Park now lays was founded by John Shaw, his great nephew John Ralph Shaw built Arrowe Hall. Arrowe Park Hospital is a large acute accident and emergency facility that was opened in 1982. The country park was opened in 1926 with a golf club added in the 1930s. Inside this impressive home the accommodation briefly comprises a hallway, a lounge feature fireplace, a sitting room, generous sized kitchen and utility room, and a family bathroom. To the first floor you have the master bedroom, a spacious landing and double bedroom. Externally there are picturesque front and rear gardens brimming with colour, and 1/4 acre land including paddocks and double gates for rear access.

Entrance Hall

Lounge

14' 8" into bay x 14' (4.47m into bay x 4.27m)

Dining Room

14' 7" into bay x 10' 6" (4.45m into bay x 3.20m)

Kitchen

10' 4" x 10' 4" Max (3.15m x 3.15m Max)

Utility Room

9' 6" x 8' 8" (2.90m x 2.64m)

Landing

Bedroom One

14' 8" into bay x 10' 5" (4.47m into bay x 3.17m)

Bedroom Two

14' 8" into bay x 10' 9" (4.47m into bay x 3.28m)

Family Bathroom



view this property online jonesandchapman.co.uk/Property/GRE106053



welcome to

The Lodge Arrowe Park Road, Wirral

- Council tax band D
- Grade II listed
- Two reception rooms
- Utility room
- Land including a paddock

Tenure: Freehold EPC Rating: E
Council Tax Band: D

£335,000



This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.focalagent.com



Please note the marker reflects the postcode not the actual property

view this property online jonesandchapman.co.uk/Property/GRE106053



Property Ref:
GRE106053 - 0006

1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there is no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures or services and it is in the buyers interest to check the working condition of any appliances. 5. Where an EPC, or a Home Report (Scotland only) is held for this property, it is available for inspection at the branch by appointment. If you require a printed version of a Home Report, you will need to pay a reasonable production charge reflecting printing and other costs. 6. We are not able to offer an opinion either written or verbal on the content of these reports and this must be obtained from your legal representative. 7. Whilst we take care in preparing these reports, a buyer should ensure that his/her legal representative confirms as soon as possible all matters relating to title including the extent and boundaries of the property and other important matters before exchange of contracts.

jones & chapman



0151 677 9473



Greasby@jonesandchapman.co.uk



142 Greasby Road, Greasby, Merseyside, CH49 3NQ



jonesandchapman.co.uk