




**Constables**  
SALES & LETTINGS

Ashtree Drive

Little Neston, Neston

£210,000



Set within a quiet and sought-after road in Little Neston, this two-bedroom semi-detached bungalow offers a fantastic opportunity for those looking to modernise and create a home tailored to their own style. The property sits within walking distance of local shops, bus routes and Neston town centre, making it ideal for downsizers or anyone seeking single-storey living in a convenient yet peaceful setting.

The accommodation includes a welcoming entrance hall leading to a spacious lounge with a feature fireplace and sliding doors onto the rear garden. The kitchen sits to the rear and offers access to the garden, with scope for reconfiguration or extension subject to consents. There are two well-proportioned bedrooms and a bathroom fitted with a three-piece suite and shower over bath.

Externally, the bungalow benefits from a driveway providing off-road parking, a detached garage, and gardens to both the front and rear. The rear garden is mainly laid to lawn with mature borders, offering good privacy and potential to landscape or extend.

Offered with no onward chain, this is an excellent opportunity to purchase a bungalow with great potential in a highly desirable area.



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- Two Bedroom Semi Detached Bungalow
- Generous Front and Rear Garden
- No Onward Chain
- Scope for Modernisation
- Spacious Rooms
- Off Road Parking and Garage
- Highly Sought After Location

### Entrance Hall

### Living Room

15'1" x 10'2" (4.62 x 3.11)

### Kitchen

9'3" x 9'6" (2.82 x 2.90)

### Bedroom

14'11" x 10'2" (4.57 x 3.11)

### Bedroom


10'10" x 9'6" (3.31 x 2.90)

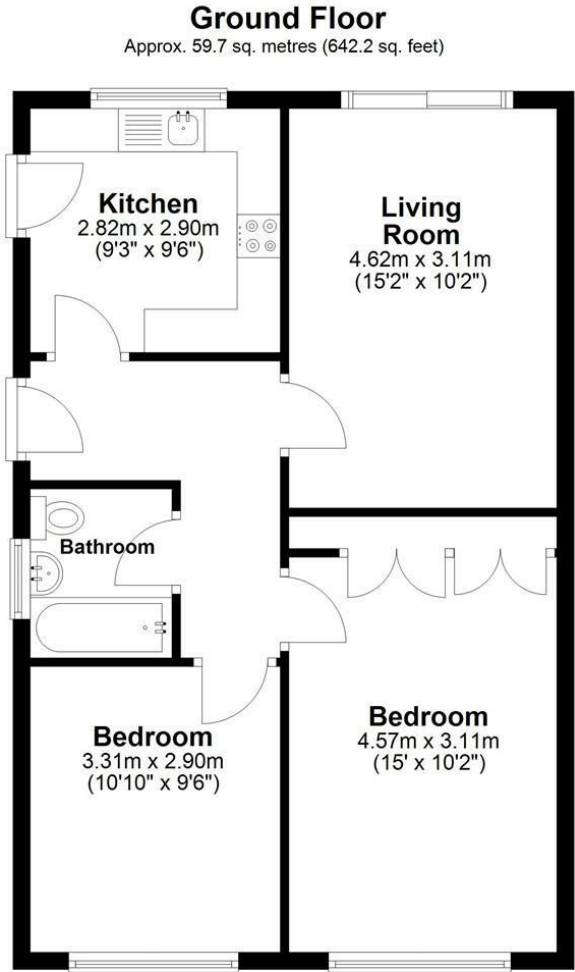
### Bathroom



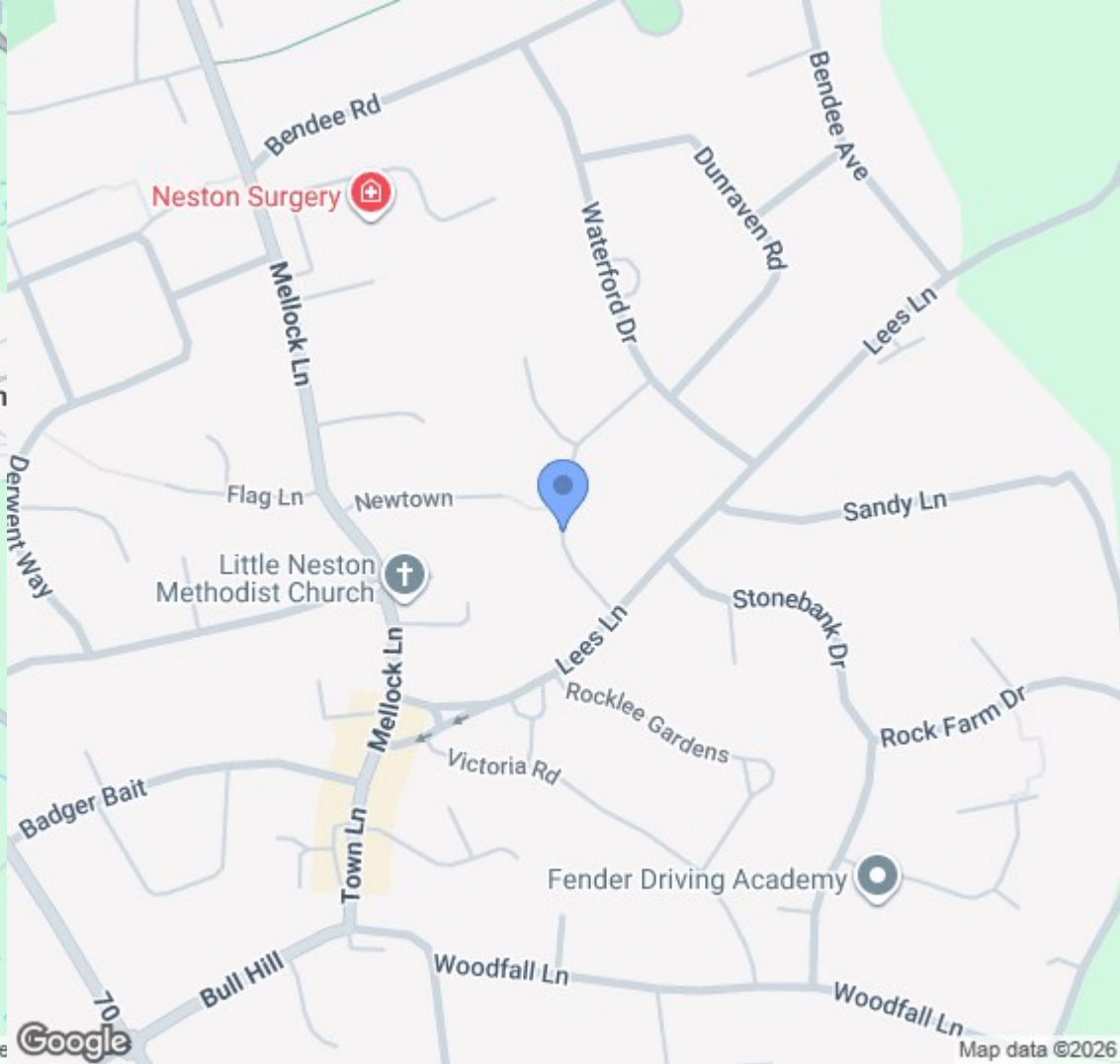
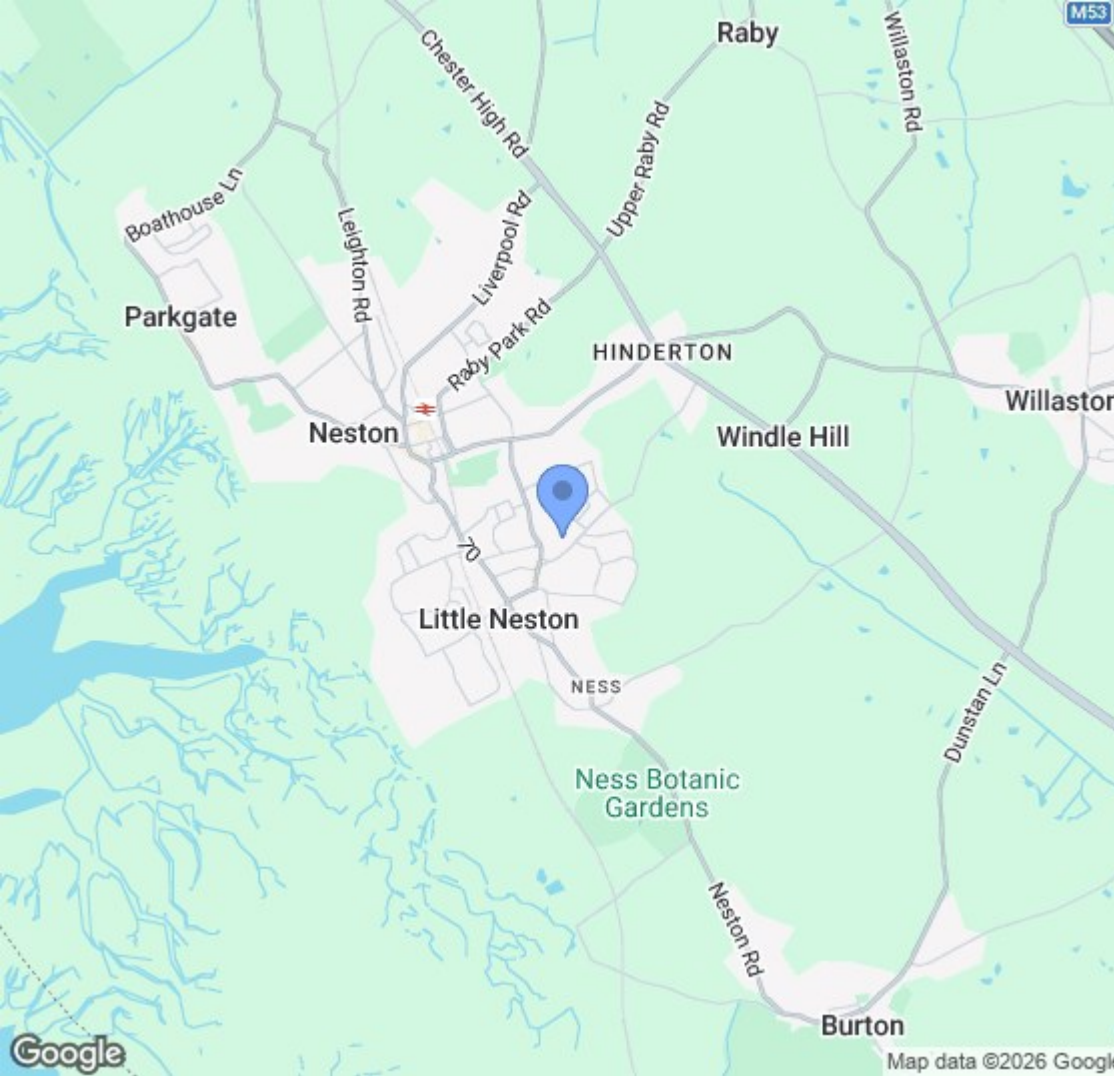


# EPC & Floor Plan

Energy Efficiency Rating		
	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92 plus) <b>A</b>		
(81-91) <b>B</b>		
(69-80) <b>C</b>		
(55-68) <b>D</b>		
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
<i>Not energy efficient - higher running costs</i>		
<b>England &amp; Wales</b>	EU Directive 2002/91/EC	



Total area: approx. 59.7 sq. metres (642.2 sq. feet)  
**4 Ashtree Drive, Little Neston, NESTON**



Location Map

# Constables

S A L E S   &   L E T T I N G S

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