



Lynton Drive, Bebington

£270,000



LESLEY HOOKS
ESTATE AGENTS





There's something rather lovely about a house that's ready and waiting for you to simply move in, put your feet up, and start making memories from day one — and this beautifully presented semi-detached home ticks that box beautifully, whilst still leaving plenty of scope for you to add your own stamp further down the line. Step through the porch — the ideal spot for wellies, umbrellas and school bags — and into the hallway, where the whole feel of the house begins to reveal itself: light, welcoming and wonderfully easy on the eye. To your left, the lounge awaits, centred around a lovely feature fireplace that instantly makes the room feel like home. Picture Sunday afternoons here, curtains drawn, telly on, world shut out. But it's the heart of the home — the open plan kitchen dining room — where this property really comes into its own. With a second feature fireplace adding character and warmth, and sliding patio doors opening out into the conservatory, this is a space made for everyday living just as much as entertaining. Morning coffees, family dinners, or a glass of wine as the light fades through the conservatory glass — this room does it all. Upstairs, you'll find three good size bedrooms, each fitted with wardrobes (because let's be honest, storage is never something you can have too much of), along with a three piece, fully tiled shower room that's smart, contemporary and ready to use as it is. Outside, the property continues to impress. To the front, a driveway provides handy off road parking — no more circling the block hoping for a space. To the rear, a lovely garden with a patio area offers the perfect spot for barbecues, growing your own, or simply relaxing in the sunshine, with the added bonus of an out house for extra storage. And the location? Ideal. You're within walking distance of local shops, well regarded schools, and Port Sunlight train station, meaning everything you need is right on your doorstep — with easy links further afield when the mood for adventure strikes. With no onward chain to hold things up, this is a home that's ready to welcome its next chapter. Don't just take our word for it — book your viewing today and see it for yourself. Council tax band C. Freehold.



Hallway

11'1" (3.38m) x 6'4" (1.93m)

Lounge

13'5" (4.09m) x 12'8" (3.86m)

Kitchen Dining Room

24'9" (7.54m) x 11'2" (3.4m)

Conservatory

9'10" (3m) x 8'8" (2.64m)

Bedroom One

13'2" (4.01m) x 11'9" (3.58m) Into Wardrobe Recess

Bedroom Two

11'11" (3.63m) x 11'1" (3.38m)

Bedroom Three

8'6" (2.59m) Into Wardrobe Recess x 7'1" (2.16m)

Bathroom

7'8" (2.34m) x 6'0" (1.83m)







GROUND FLOOR
593 sq.ft. (55.1 sq.m.) approx.



1ST FLOOR
455 sq.ft. (42.3 sq.m.) approx.



TOTAL FLOOR AREA: 1048 sq.ft. (97.3 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of areas, volumes, meters and any other facts are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustration purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given. Made with Metaphor 12/05/09

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