



For illustration purposes only - not to scale



## Mount Avenue, Wirral, CH60 4TH

£335,000

 2 Bedroom  1 Reception  2 Bathroom  B

Stylish, modern, contemporary living in the heart of Heswall.

Hewitt Adams is delighted to offer to the market this superb second-floor luxury apartment, perfectly positioned in the centre of Heswall with an excellent selection of shops, cafés, restaurants and amenities quite literally on your doorstep.

Built within the last five years to a high specification, this beautifully presented apartment offers all the modern comforts you would expect, including lift access, secure communal areas and a bright, underfloor heating, contemporary finish throughout. Offered to the market with no onward chain, it represents an ideal purchase for first-time buyers, professionals or those looking to downsize without compromising on quality or convenience.

The accommodation comprises a spacious entrance hallway, an impressive open-plan kitchen, living and dining room with doors opening onto a private balcony, where you can enjoy partial views towards the Dee Estuary and the Welsh Hills. There are two generous bedrooms, including a principal bedroom with a stylish en-suite shower room, together with a modern main bathroom.

Combining contemporary design, generous proportions and an enviable central location, this fantastic apartment is ready for a new owner to move straight into and enjoy.

Early viewing is highly recommended. Call Hewitt Adams today on 0151 342 8200 to arrange your viewing.



Front Entrance

Into;

Hall

Storage cupboards, underfloor heating

Open Plan Kitchen Diner

15'1" x 12'5" (4.6 x 3.79)

Modern and stylish fitted kitchen with peninsula island with quartz worktops, integrated appliances, inset sink, double glazed window with views of the Dee, door put to your own private balcony, underfloor heating

Bedroom

13'8" x 10'7" (4.18 x 3.23)

Double glazed window, underfloor heating, door into;

En-Suite

Comprising shower, low level w.c, wash hand basin vanity, towel rail, fully tiled with underfloor heating

Bedroom

10'0" x 9'3" (3.07 x 2.84)

Double glazed window, underfloor heating,

Bathroom

Stylish modern bathroom with bath with shower above, low level w.c, wash hand basin vanity, towel rail, fully tiled with underfloor heating

