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HEWITT ADAMS
ESTATE & LETTING AGENTS

# Gladstone Road, Neston, CH64 9PJ

## £189,950

2 Bedroom | 2 Reception | 1 Bathroom | E

*No Onward Chain - Perfect First Time Buy or Investment Property - Close To Neston Town Centre*

Hewitt Adams are delighted to offer to the market a deceptively spacious, charming two double bedroom, terrace house on Gladstone Road constructed in the early 1900s retaining many original features. A stone's throw from Neston Town Centre and its excellent local amenities, fantastic schools and fabulous transport links. The property would make a fantastic first time buy or investment opportunity and would achieve in the region of £900 per calendar month in rent. The property boasts very spacious accommodation and retains much of its character and charm.

The property also offers double glazing throughout and gas central heating.

In brief the property accommodation comprises; hallway, living room, dining room, kitchen, utility room and WC. To the first floor there are two double bedrooms and an extremely spacious bathroom.

Externally, to the front of the property there is a access to the front door, there is a paved courtyard to the rear with secure wall boundaries and gated access onto the shared entry.

This property would make a perfect first time buy or investment - please call Hewitt Adams to arrange your viewing.

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## Hallway
uPVC front door to hallway, exposed floorboards, radiator, staircase to first floor.

## Lounge
14'3 x 11'6 (4.34m x 3.51m)
Bay double glazed to front aspect, exposed floorboards, cast iron fireplace, original fitted book shelving, picture rail, radiator.

## Dining Room
12'2 x 11'6 (3.71m x 3.51m)
Window to rear aspect, exposed floorboards, cast iron fireplace, fitted shelving, radiator, power points, door into kitchen.

## Kitchen
11'10 x 8'9 (3.61m x 2.67m)
Fitted wall and base units, counter worktops, inset sink, tiled splashbacks, understairs cupboard / pantry, space for fridge, space for oven and hob, double glazed window to side aspect, door to utility.

## Utility Room
Countertops, plumbing for washing machine and space for freezer, rear uPVC door, door into WC.

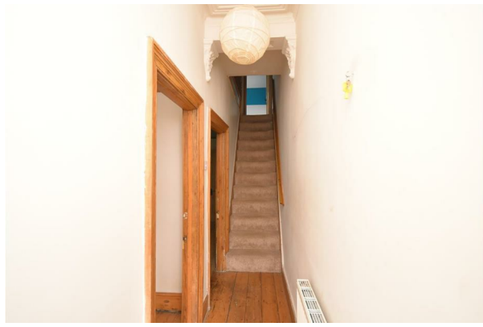
## WC
WC, wash hand basin

## Landing
spindled original wood staircase, loft access, doors to;

## Bedroom 1
14'10 x 14'5 (4.52m x 4.39m)
A very spacious master bedroom with double glazed window to front aspect, radiator, power points.

## Bedroom 2
12'4 x 9'00 (3.76m x 2.74m)
Double glazed to rear, radiator, power points

## Bathroom
11'2 x 8'9 (3.40m x 2.67m)
A huge bathroom boasting panel bath, walk in shower, low level wc, wash hand basin, towel rail, part tiled walls, double glazed frosted window



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