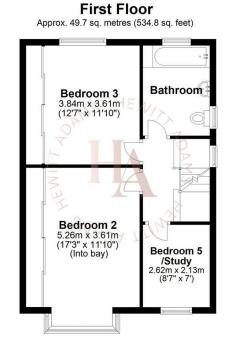
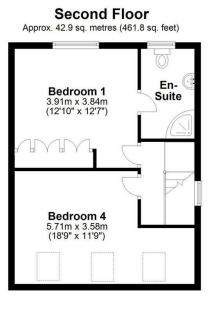






Ground Floor Approx. 49.7 sq. metres (534.8 sq. feet) Kitchen/ Lounge 5.03m x 3.57m (16'6" x 11'9") (Into bay)





Company VAT No: 249324300

Total area: approx. 142.3 sq. metres (1531.3 sq. feet) For illustration purposes only - not to scale



Belmont Drive, Pensby, Merseyside CH61 9NB £365,000









2 Reception 2 Bathroom

 $\hbox{\tt **Five Bedroom - Extended - Immaculate Family Home - Stunning S.W Facing Garden - Must View}\\ \hbox{\tt **Five Bedroom - Extended - Immaculate Family Home - Stunning S.W Facing Garden - Must View}\\ \hbox{\tt **Five Bedroom - Extended - Immaculate Family Home - Stunning S.W Facing Garden - Must View}\\ \hbox{\tt **Five Bedroom - Extended - Immaculate Family Home - Stunning S.W Facing Garden - Must View}\\ \hbox{\tt **Five Bedroom - Extended - Immaculate Family Home - Stunning S.W Facing Garden - Must View}\\ \hbox{\tt **Five Bedroom - Extended - Immaculate Family Home - Stunning S.W Facing Garden - Must View}\\ \hbox{\tt **Five Bedroom - Extended - Immaculate Family Home - Stunning S.W Facing Garden - Must View}\\ \hbox{\tt **Five Bedroom - Extended - Immaculate Family Home - Stunning S.W Facing Garden - Must View}\\ \hbox{\tt **Five Bedroom - Extended - Immaculate Family Home - Stunning S.W Facing Garden - Must View}\\ \hbox{\tt **Five Bedroom - Extended - Immaculate Family Home - Stunning S.W Facing Garden - Must View}\\ \hbox{\tt **Five Bedroom - Extended - Immaculate Family Home - Stunning S.W Facing Garden - Must View}\\ \hbox{\tt **Five Bedroom - Extended - Immaculate Family Home - Stunning Garden - Must View}\\ \hbox{\tt **Five Bedroom - Extended - Immaculate Family Home - Stunning Garden - Must View}\\ \hbox{\tt **Five Bedroom - Extended - Immaculate Family Home - Stunning Garden - Must View}\\ \hbox{\tt **Five Bedroom - Extended - Immaculate Family Home - Stunning Garden - Must View}\\ \hbox{\tt **Five Bedroom - Extended - Immaculate Family Home - Stunning Garden - Must View}\\ \hbox{\tt **Five Bedroom - Extended - Immaculate Family Home - Stunning Garden - Must View}\\ \hbox{\tt **Five Bedroom - Extended - Immaculate Family Home - Stunning Garden - Must View}\\ \hbox{\tt **Five Bedroom - Extended - Immaculate Family Home - Stunning Garden - Must View}\\ \hbox{\tt **Five Bedroom - Extended - Immaculate Family Home - Stunning Garden - Must View}\\ \hbox{\tt **Five Bedroom - Extended - Must View}\\ \hbox{\tt **Five Bedroom - Extended - Must View}\\ \hbox{\tt **Five Bedroom - Extended - Must View}\\ \hbox{\tt **Five Bedroom - Must View}\\ \hbox{\tt **Five Bedroom$

Hewitt Adams is pleased to showcase this impressive FIVE BEDROOM family home located on the SOUGHT AFTER Belmont Drive in Pensby, a walk-able distance from Heswall town centre, and a mere minute or so drive in the car. The agents feel this is a brilliant amount of physical property for the price tag!

 $Within the {\tt CATCHMENT} AREA for the highly regarded and popular local schooling options in this area. Sold with {\tt NO} {\tt ONWARD} {\tt CHAIN}.$

This fantastic home has been professionally EXTENDED with a wonderful LOFT-EXTENSION which has created two additional bedrooms - with the master even boasting an en-suite.

The home benefits from being on SOUTH WEST FACING side of the road and therefore enjoys a gorgeous, landscaped SUNNY ASPECT garden.

In brief the accommodation affords: entrance hall, family lounge, open-plan modern kitchen diner overlooking the garden. To the first floor there are three bedrooms and a stylish three-piece family bathroom. To the second floor there is the master bedroom and en-suite shower-room, and a fifth bedroom.

With off-road driveway parking, garage and a STUNNING landscaped sunny aspect rear garden with lawn patio and bbq area. Call Hewitt Adams on 0151 342 8200 to view.

A: 20 Pensby Road, Heswall, CH60 7RE T: 0151 342 8200

www.hewittadams.co.uk

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Front Entrance

Into;

Hall

Staircase to first floor, radiator, power points

Lounge

16'6" x 11'8" (5.03 x 3.58)

Double glazed window, radiator, power points, TV point, fireplace

Kitchen Dining Room

19'1" x 12'4" (5.84 x 3.78)

Modern and stylish open-plan kitchen diner overlooking the stunning rear garden. With fitted wall and base units, integrated appliances, inset sink, peninsula island / breakfast bar, double glazed window, double glazed sliding doors to the garden

FIRST FLOOR

Bedroom

17'3" × 11'10" (5.28 × 3.61)

Double glazed windows, radiator, power points, fitted wardrobes

Bedroom

8'7" × 6'10" (2.62 × 2.10)

Double glazed windows, radiator, power points

Bedroom

12'7" × 11'10" (3.84 × 3.61)

Double glazed windows, radiator, power points, wardrobes

Bathroom

Comprising bath, low level w.c, wash hand basin, towel rail, fully tiled

SECOND FLOOR

Master Bedroom

12'9" x 12'7" (3.91 x 3.84)

Fitted wardrobes, radiator, power points, double glazed window, door into;

En-Suite

Shower, low level w.c, wash hand basin, towel rail, fully tiled, double glazed window

Bedroom

12'7" x 11'8" (3.84 x 3.58)

Double glazed velux windows, radiator, power points

EXTERNALLY

With off-road driveway parking, garage and a STUNNING landscaped sunny aspect rear garden with lawn patio and bbq area.

















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