



Constables
SALES & LETTINGS

Olive Drive

, Neston

£250,000

A large, bright green lawn with a concrete path leading to a greenhouse, surrounded by trees and a brick building. The sky is blue with scattered white clouds. The lawn is well-maintained and occupies most of the middle ground. A concrete path runs from the foreground towards a small greenhouse in the distance. To the right, a brick building is partially visible, and a large bush with yellow flowers is in the foreground. A grey planter box sits on the concrete path in the foreground. The overall scene is bright and sunny.

A fantastic opportunity to purchase this traditional semi-detached property located on the popular Olive Drive, a short distance to Neston town centre.

The property is situated at the head of the cul-de-sac and benefits from having a fantastic sized plot. There is a good-sized block paved driveway leading to a garage which has power. At the rear there is a large lawned garden, patio, established borders and greenhouse.

The accommodation requires updating but has been very well-maintained and comprises, hallway, lounge, dining room and kitchen. On the first floor there are three bedrooms and a bathroom.

Offered for sale with no onward chain, early viewing is recommended.

Constables

SALES & LETTINGS

- Traditional Semi-Detached Property
- Large Rear Garden, Driveway & Garage
- Close to Town Centre
- Cul-De-Sac Location
- Three Bedrooms
- No Onward Chain
- Fantastic Sized Plot
- Two Reception Rooms

Hallway

Living Room

11'3" max x 11'6" (3.43m max x 3.53m)

Dining Room

11'11" x 11'6" (3.64m x 3.53m)

Kitchen

15'7" x 6'4" (4.75m x 1.95m)

Landing

Bedroom One

11'4" x 11'6" (3.47m x 3.53m)

Bedroom Two

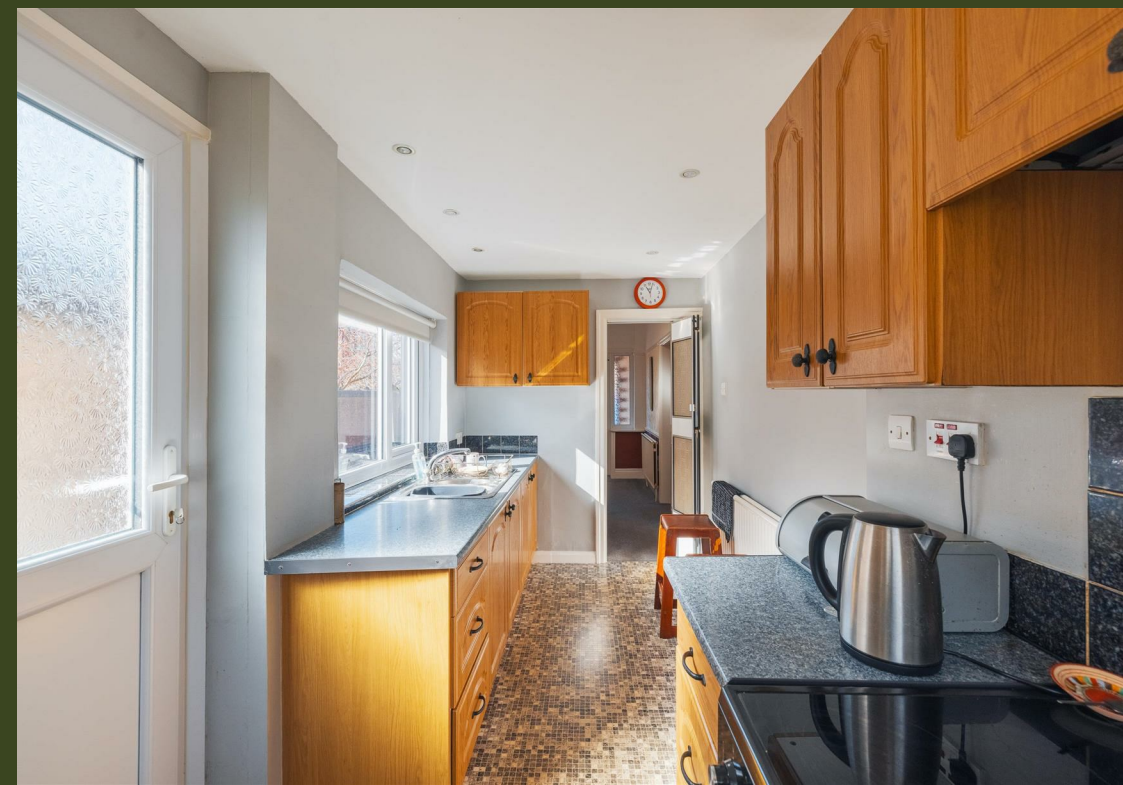
12'0" x 11'6" (3.66m x 3.53m)

Bedroom Three


7'11" x 6'4" (2.43m x 1.95m)

Bathroom



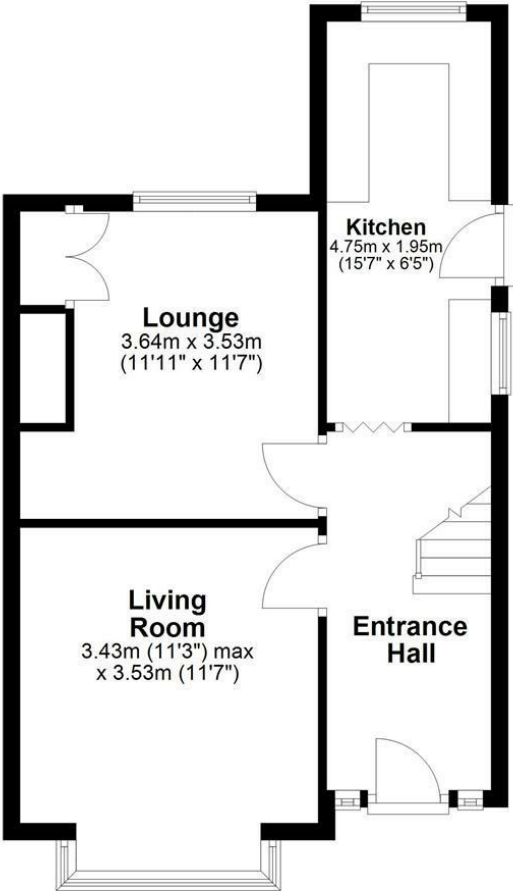


EPC & Floor Plan

Energy Efficiency Rating		
	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92 plus) A		
(81-91) B		
(69-80) C		76
(55-68) D	64	
(39-54) E		
(21-38) F		
(1-20) G		
<i>Not energy efficient - higher running costs</i>		
England & Wales	EU Directive 2002/91/EC	

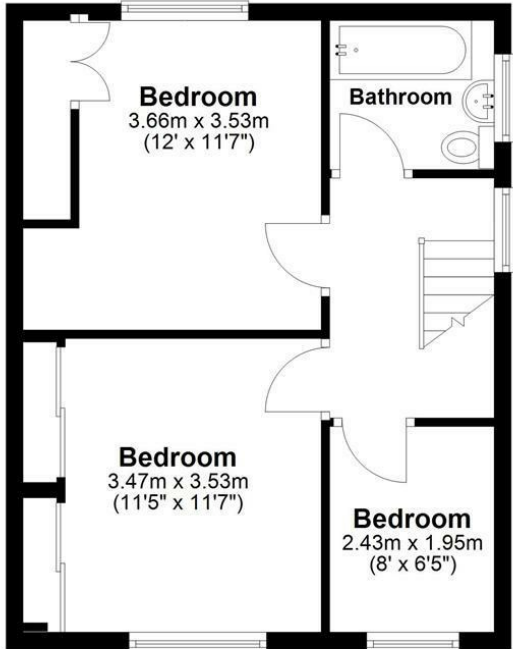
Ground Floor

Approx. 45.0 sq. metres (484.1 sq. feet)



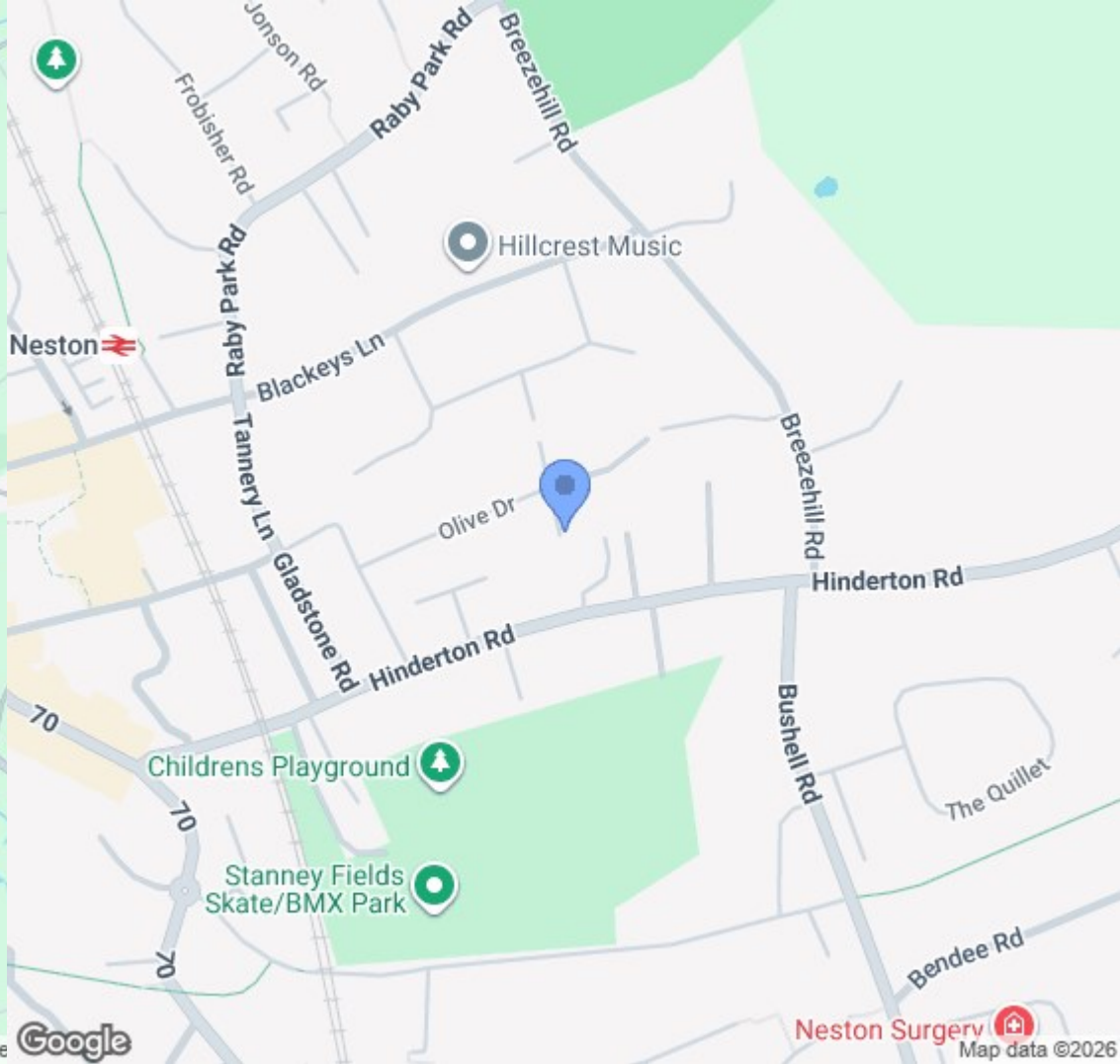
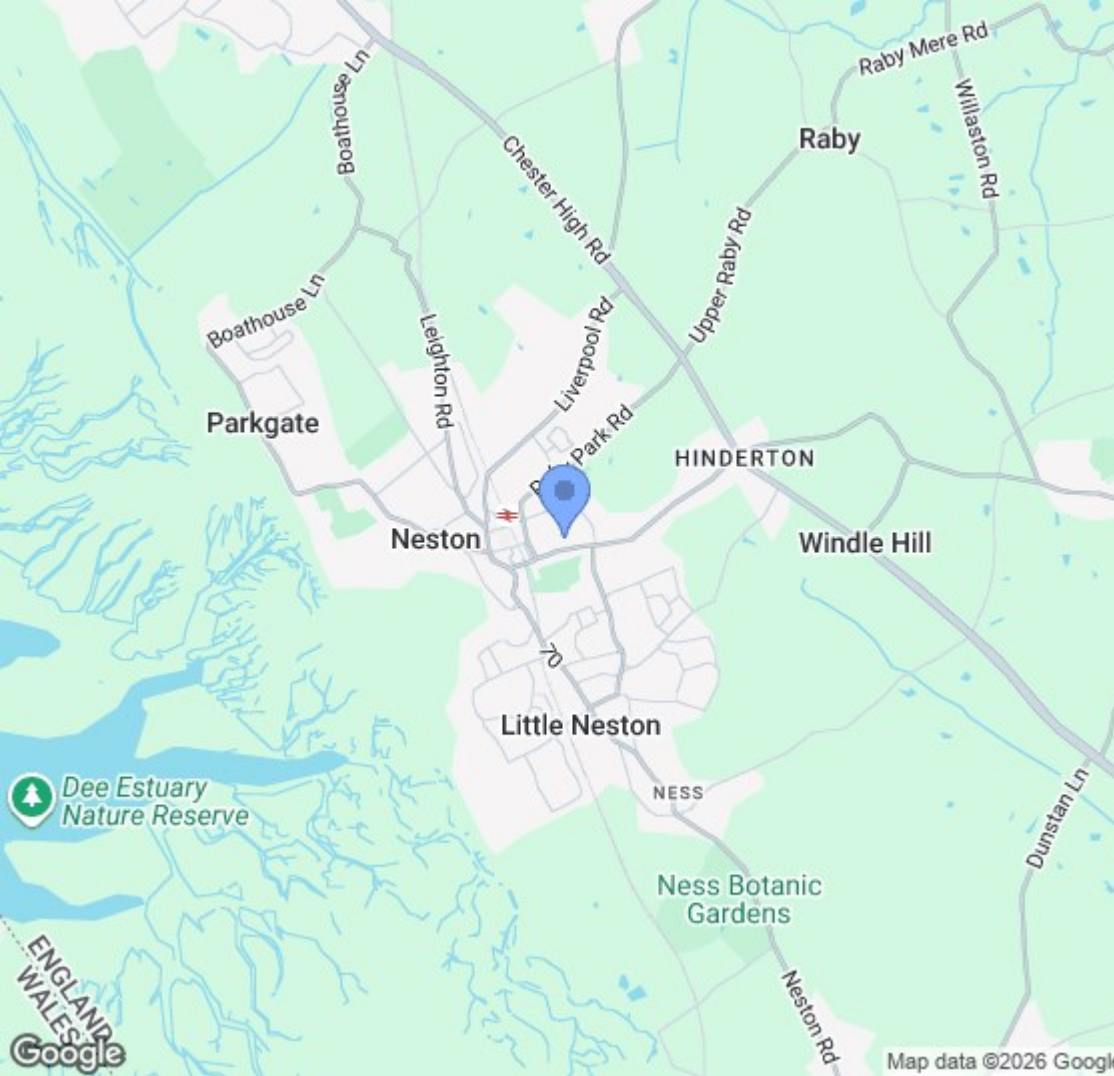
First Floor

Approx. 40.3 sq. metres (434.3 sq. feet)



Total area: approx. 85.3 sq. metres (918.4 sq. feet)

26 Olive Drive, NESTON



Location Map

Constables

S A L E S & L E T T I N G S

21 High Street, Neston

South Wirral, Neston, Cheshire

www.constablesestateagents.co.uk

info@constablesestateagents.co.uk

0151 353 1333