



Fairacres Road, Bebington

£425,000



LESLEY HOOKS
ESTATE AGENTS





This attractive semi-detached family home sits right in the heart of Bebington, perfectly placed for growing families wanting to be within easy reach of local shops, transport links and Port Sunlight train station, with primary, secondary and grammar schools all within walking distance too. Benefitting from uPVC double glazing and combi fired gas central heating, this spacious home offers a layout that's sure to impress. A welcoming hallway leads through to a dining room with its own feature fireplace, and a lounge, again with a lovely feature fireplace of its own. The open plan kitchen dining room is a real highlight, fitted with smart granite worktops and double doors opening out to the garden, while a further rear sitting room, also with double doors leading outside, offers wonderful additional living space. A handy utility room and a stylish ground floor shower room complete this level. Upstairs, four double bedrooms provide fantastic accommodation for a growing family, served by a modern shower room. Outside, a driveway to the front offers welcome off-road parking, while to the rear sits the most divine, mature garden with patio areas – the perfect spot for relaxing or entertaining throughout the summer months. With its fantastic room count, unbeatable location and beautiful garden, this is a home that ticks every box for family living. Early viewing is highly recommended. Council tax band D. Freehold.



Hallway

10'5" (3.18m) x 6'1" (1.85m)

Dining Room

12'11" (3.94m) x 10'5" (3.18m)

Lounge

14'11" (4.55m) Into Bay x 11'7" (3.53m)

Kitchen Dining Room

17'2" (5.23m) Max x 18'11" (5.77m) Max

Utility Room

7'11" (2.41m) x 7'2" (2.18m)

Living Room

19'8" (5.99m) Max x 12'0" (3.66m)

Ground Floor Shower Room

6'9" (2.06m) x 5'9" (1.75m)



Bedroom One

12'8" (3.86m) x 10'6" (3.2m)

Bedroom Two

10'5" (3.18m) x 9'5" (2.87m)

Bedroom Three

9'6" (2.9m) x 9'5" (2.87m)

Bedroom Four

8'11" (2.72m) x 7'11" (2.41m)

Bathroom

8'0" (2.44m) x 7'1" (2.16m)





GROUND FLOOR
959 sq.ft. (88.2 sq.m.) approx.

1ST FLOOR
553 sq.ft. (51.3 sq.m.) approx.



TOTAL FLOOR AREA: 1512 sq.ft. (140.4 sq.m.) approx.
These figures are for information only and do not constitute a guarantee of accuracy. They are based on the best available information and are subject to change without notice. The figures are for information only and do not constitute a guarantee of accuracy. They are based on the best available information and are subject to change without notice.

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