



# Greenfields Crescent, Bromborough

£325,000



**LESLEY HOOKS**  
ESTATE AGENTS





Attractively presented throughout, this impeccable bungalow offers well-planned and comfortable accommodation ideal for those looking to downsize. The layout briefly comprises a welcoming entrance hallway, a bright lounge, a modern kitchen diner, two well-proportioned bedrooms, and a contemporary shower room. Externally, the property benefits from a garage, driveway and a generously sized rear garden, perfect for relaxing or entertaining.

Situated in a popular residential area of Bromborough, the property is conveniently located within easy reach of a wide range of local amenities. These include primary and secondary schools, local shops, Bromborough Village, and the nearby Retail Park. Excellent transport links are also close by, with bus and train services easily accessible.



This is a great find for anyone seeking village living without the need for a car, offering both convenience and comfort in a sought-after location.

#### **Entrance Hall**

23'4" (7.11m) x 3'11" (1.19m)

#### **Lounge**

15'11" (4.85m) x 13'2" (4.01m) Max

#### **Kitchen/Diner**

20'4" (6.2m) Max x 11'0" (3.35m) Max  
Narrowing to 6'5

#### **Bedroom One**

12'3" (3.73m) x 11'9" (3.58m)

#### **Bedroom Two**

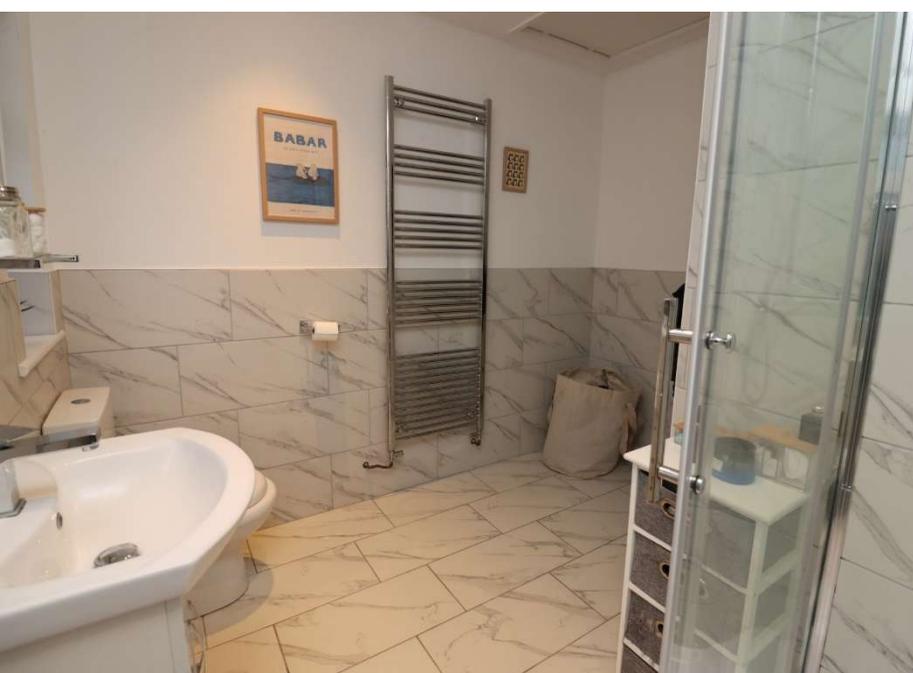
11'8" (3.56m) x 10'5" (3.18m)

#### **Shower room**

9'3" (2.82m) Max x 5'1" (1.55m)

#### **Garage**

19'6" (5.94m) x 8'9" (2.67m)







GROUND FLOOR  
951 sq.ft. (88.3 sq.m.) approx.



TOTAL FLOOR AREA: 951 sq.ft. (88.3 sq.m.) approx.  
These areas are for information only and are not intended to be used as a basis for any legal proceedings. The accuracy of these areas is not guaranteed and purchasers are advised to take their own measurements before ordering any fixtures and fittings. Please note: if you are buying a leasehold property, please ensure that all details and conditions of the lease are checked with your solicitor prior to you incurring any costs as additional fees could be incurred for items such as leasehold packs.

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 Plus) <b>A</b>			88
(81-91) <b>B</b>			
(69-80) <b>C</b>			
(55-68) <b>D</b>		63	
(39-54) <b>E</b>			
(21-38) <b>F</b>			
(1-20) <b>G</b>			
Not energy efficient - higher running costs			
<b>England &amp; Wales</b>		EU Directive 2002/91/EC	

**Contact Us:**

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Disclaimer: Whilst these details are thought to be correct, their accuracy cannot be guaranteed and do not form part of any contract. It should be noted that we have not tested any fixtures, fittings, equipment, apparatus or services, therefore we cannot verify that they are in working order of fit for purpose. Solicitors should be used to confirm that any moveable items described within these details are in fact part of the sale agreement. While we try to ensure measurements are correct they are not guaranteed and purchasers are advised to take their own measurements before ordering any fixtures and fittings. Please note: if you are buying a leasehold property, please ensure that all details and conditions of the lease are checked with your solicitor prior to you incurring any costs as additional fees could be incurred for items such as leasehold packs.