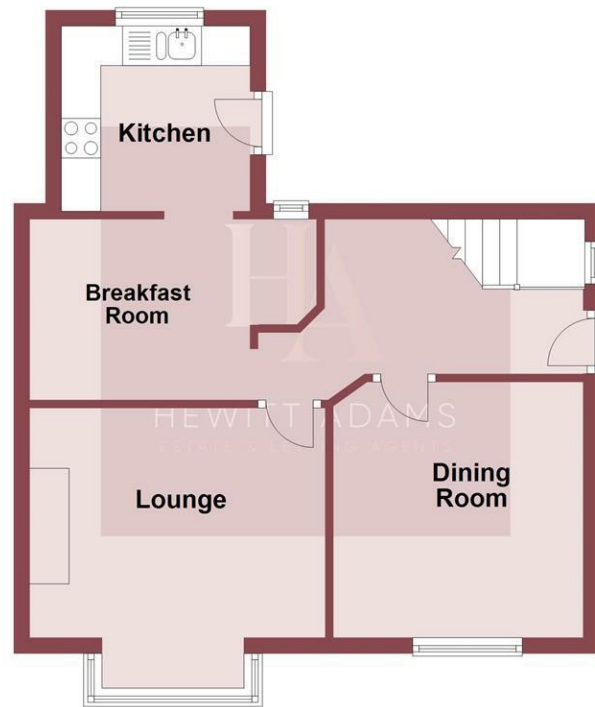




Ground Floor

Approx. 43.5 sq. metres (468.4 sq. feet)



First Floor

Approx. 37.7 sq. metres (405.8 sq. feet)



Total area: approx. 81.2 sq. metres (874.2 sq. feet)

Whilst every attempt has been made to ensure the accuracy of this floor plan contained here, measurements of doors, windows, room and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. The plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown here have not been tested and no guarantee to their operability or efficiency can be given.
Plan produced using PlanUp.

Talbot Avenue, Neston, Cheshire CH64 9RY

Offers Over £190,000

3 Bedroom 2 Reception 1 Bathroom

****Three Bedroom Semi - Sought After Part Of Little Neston -No Onward Chain - Must View****

Hewitt Adams are pleased to offer to the market this THREE BEDROOM semi located on the popular Talbot Avenue in Little Neston, a short walk from the local high street and within the catchment area of popular local schools.

The property is an ideal FIRST TIME BUY or investment and the agents anticipate strong interest in this new addition to the market.

In brief the accommodation affords: entrance hall, lounge, dining room, breakfast room and kitchen. Upstairs there are three bedrooms and a family bathroom.

With a front driveway, small front garden, garage and a further rear garden. With double glazed windows and gas central heating.

Further benefitting from coming to the market with NO ONWARD CHAIN.

Call Hewitt Adams today on 0151 342 8200 to view.

Front Entrance

Into:

Hall

Staircase to first floor

Dining Room

10'6" x 10'4" (3.21 x 3.17)

Double glazed window to front aspect, radiator, power points

Lounge

12'4" x 12'3" (3.78 x 3.75)

Double glazed window to front aspect, radiator, power points, fireplace

Breakfast Room & Kitchen

16'2" x 12'1" (4.94 x 3.69)

Fitted wall and base units, worktop surfaces, tiled floor, inset sink, integrated oven and hob, double glazed window and rear door

UPSTAIRS

Bedroom One

12'3" x 10'2" (3.75 x 3.10)

Double glazed window to front, radiator, power points, fitted wardrobes

Bedroom Two

10'5" x 9'9" (3.20 x 2.98)

Double glazed window to front, radiator, power points

Bedroom Three

8'1" x 7'4" (2.48 x 2.24)

Double glazed window to rear, radiator, power points, wardrobes

Bathroom

Comprising panel bath, low level w.c, wash hand basin

EXTERNALLY

Front Aspect - Driveway, small front garden, access to a garage. Side gate access to the rear

Rear Aspect - Enclosed private rear garden with small lawned area and a patio.

