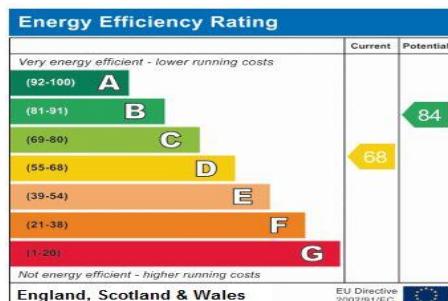
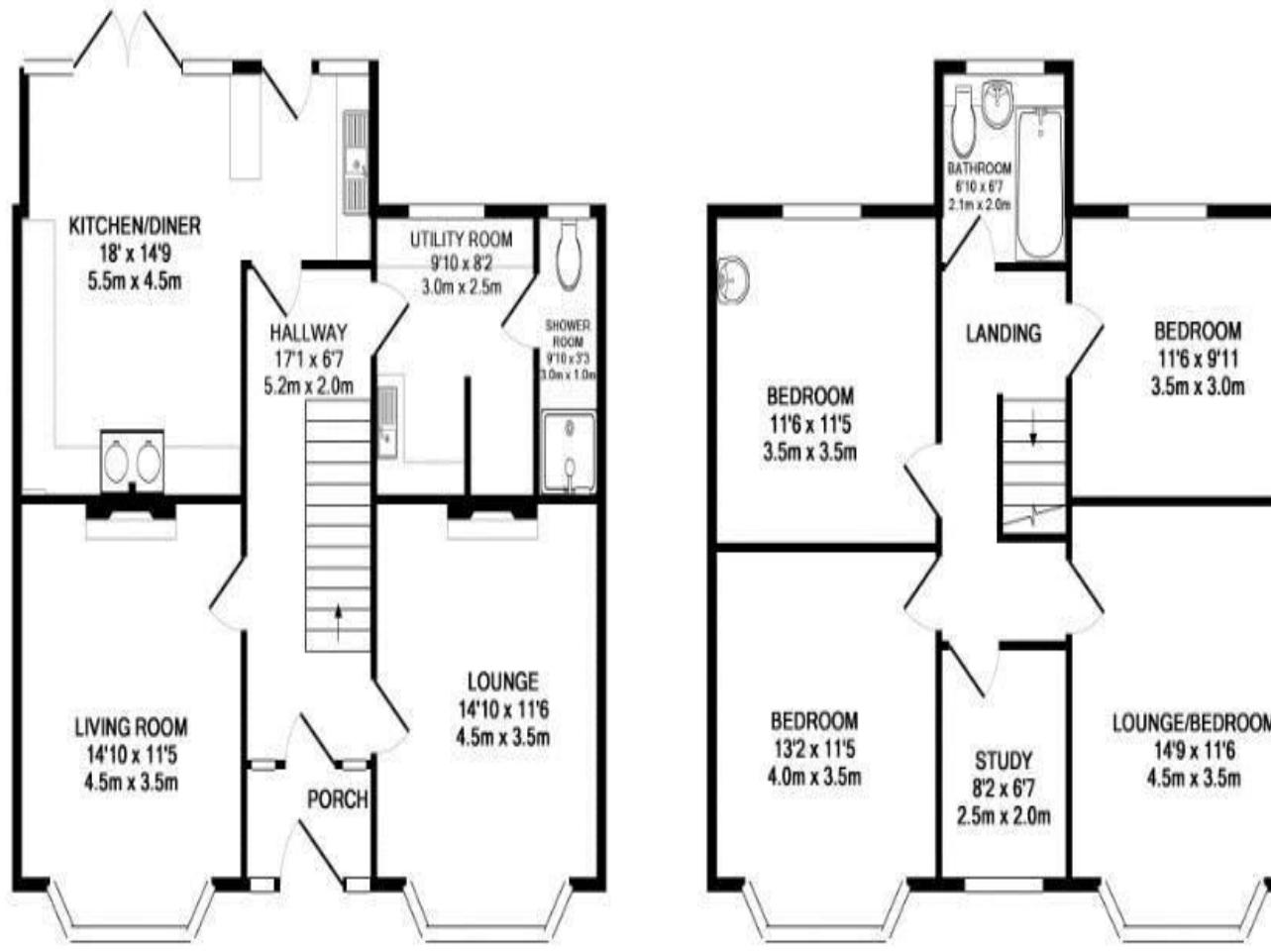


## Explore the property...

## EPC & Floor Plans



Address:  
Mostyn Square



MOSTYN SQUARE  
TOTAL APPROX. FLOOR AREA 1524 SQ.FT. (141.5 SQ.M.)  
Measurements are approximate. Not to scale. Illustrative purposes only.

## Tenure

Contact Bradshaw Farnham & Lea - Heswall  
Call - 0151 348 4488  
Email - [heswall@bflhomes.co.uk](mailto:heswall@bflhomes.co.uk)  
Visit - 7 Pensby Road Heswall



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## 2 Mostyn Square, Parkgate

CH64 6SL

£499,950



- Beautiful Double Fronted Period Family Home
- Boasting an Abundance of Character Features
- Stunning Views Over the Dee Estuary and Welsh Hills
- Five Bedrooms, Three Receptions, Two Bathrooms
- Fantastic Location Close to Local Shops, Restaurants and Amenities
- Offered with NO CHAIN - Viewing Highly Recommended

To arrange a viewing call us on

0151 348 4488

## The Small Print...

Agents Note: These particulars are thought to be correct, though their accuracy cannot be guaranteed and they do not form part of any contract. Please note that we have not tested any apparatus, fixtures, fittings or services and as such cannot verify that they are in working order or fit for their purpose. Furthermore, solicitors should confirm that moveable items described in the sales particulars are, in fact, included in the sale since circumstances do change during marketing or negotiations. A final inspection prior to exchange of contracts is also recommended. Although we try to ensure accuracy, measurements used in this brochure may be approximate. Therefore, if intending purchasers need accurate measurements to order carpeting, or to ensure existing furniture will fit, they should take such measurements themselves.

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## About the property...

Situated in the picturesque historic coastal Village of Parkgate, this beautifully presented period five bedroom family home offers well proportioned and flexible living accommodation throughout. A stones throw away from infamous parade of local shops, restaurants and amenities, this home is in a prime location within Parkgate and enjoys stunning views throughout, across the Dee Estuary to the Welsh Hills. In brief the property comprises; Vestibule, entrance hallway, lounge, living room, dining kitchen with french doors to a beautiful courtyard garden, utility through to shower room, five spacious bedrooms, one currently used as a sitting room enjoying further stunning views from the elevated position and family bathroom. To the rear of the property there is a sunny aspect private wall enclosed courtyard garden with brick built outhouse that can be used as workshop/studio. The property offers the potential to be extended into the boarded loft space which could provide a further three rooms. Close to the property is plenty of public parking available and a number of splendid walks to enjoy. Call Bradshaw Farnham & Lea on 0151 348 4488 to arrange a viewing today.

## About the location...

From the agents office on Pensby Road, take a left at the lights to turn on to Telegraph Road, continue down Telegraph Road. At the roundabout continue straight over on to Chester Road, opposite the car sales take a right hand turn on to Boathouse Lane. At the junction continue to the left on to The Parade. After the restaurant Salty's take the second left on to Mostyn Square.



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