

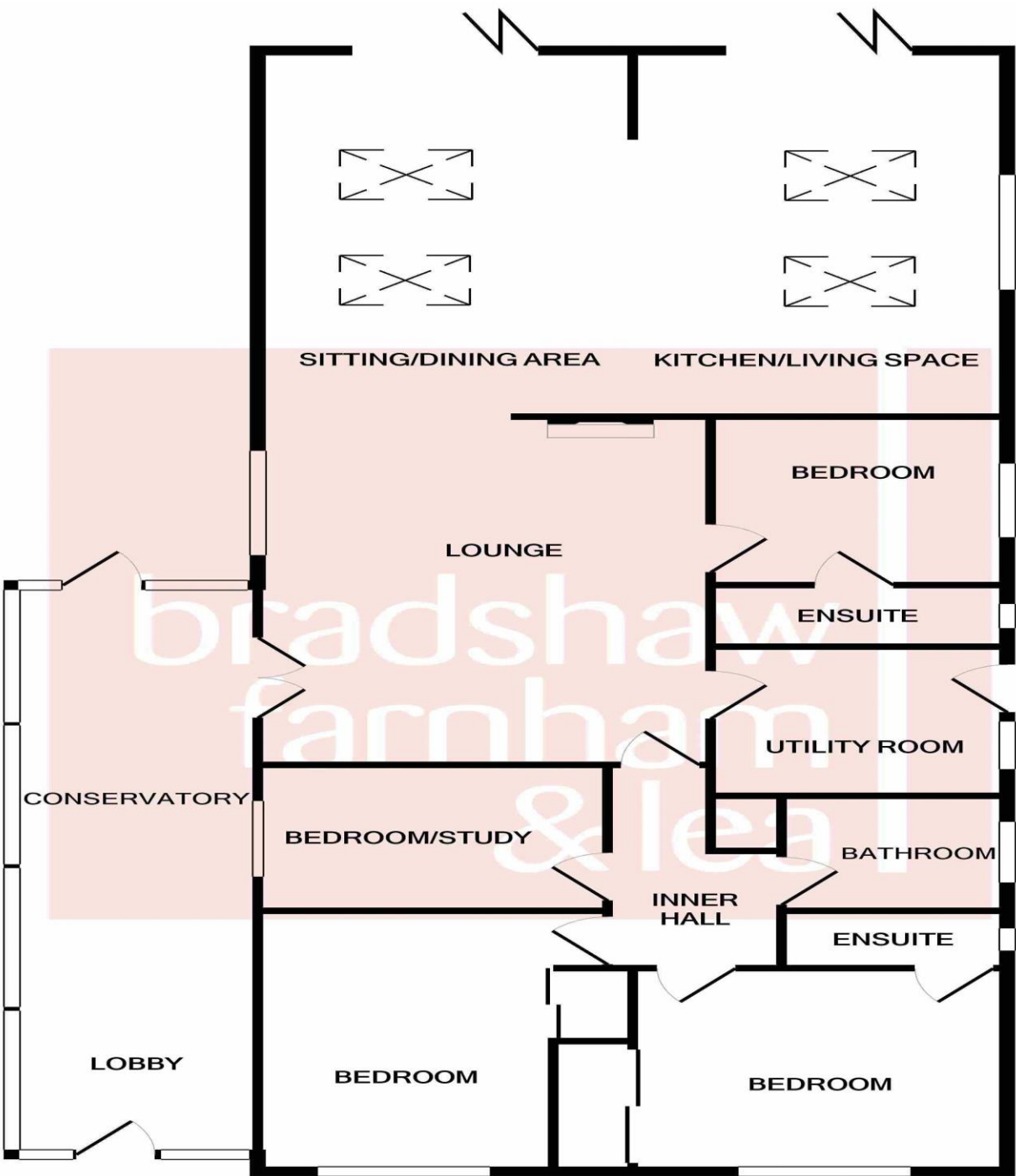
Explore the property...

EPC & Floor Plans

7 Deeside, Lower Heswall  
CH60 9LB

£475,000

bradshaw  
farnham  
& lea



Measurements are approximate. Not to scale. Illustrative purposes only  
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Tenure: Freehold

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.

Contact Bradshaw Farnham & Lea - Heswall  
Call - 0151 348 4488  
Email - heswall@bflhomes.co.uk  
Visit - 7 Pensby Road Heswall



To arrange a  
viewing call us on  
0151 348 4488

- Delightful Detached Bungalow in a Popular Semi Rural Location
- Four Bedrooms, Two En Suites, Main Bathroom, Utility
- Conservatory, Large Lounge, Huge Open Plan Kitchen, Dining, Living

- Fabulous Private Well Established Rear Garden
- Off Road Parking for Several Vehicles
- Viewing Highly Advised

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## About the property...

Bradshaw Farnham and Lea are delighted to offer for sale this beautiful detached bungalow situated in a popular semi rural location in Lower Heswall. Just a short walk from Heswall Beach and having access to delightful walks in the immediate area the property will attract particular interest from buyers seeking a more tranquil lifestyle. The property has been skilfully extended and modernised to a very high standard by the current owners providing deceptive flexible accommodation to satisfy a wide variety of needs. In brief the property offers a n impressive combined entrance lobby/conservatory, large lounge, huge open plan high specification kitchen/dining/living space with two sets of bifold doors leading out to the rear garden. A utility room and en-suite bedroom are accesses from the main lounge with three further bedrooms including a second en-suite plus main bathroom are accessed from an inner hallway. Externally the property offers ample off road parking for up to six vehicles on the large front driveway. It is to the rear of the property where the property offers a real surprise with a true showstopper of a garden. A large decked patio area immediately accessed from the bifold doors provides one of many seating areas and vantage points from where you can enjoy the pleasures and views of the generous, very well established private garden. A timber summer house/workshop (with power and light) overlooks the garden and 'outdoor kitchen' area including a bbq and pizza oven is flanked by a herb garden and vegetable/fruit beds. An extensive lawn with a central pond and 'wild flowering area' is bordered by a plethora of established with an array of mature native trees including alder, ash elm, hawthorn, oak, mulberry and walnut to support the natural habitat. There are also several very well established ornamental trees including Japanese acers. Another paved patio area located at the far end of the garden with an adjoining raised rockery overlooks a horse field and paddock. We anticipate great interest in this latest addition to the Heswall property market and therefore advise an early viewing to fully appreciate everything it has to offer.

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