



# Wirral Gardens, Bebington

£325,000



**LESLEY HOOKS**  
ESTATE AGENTS





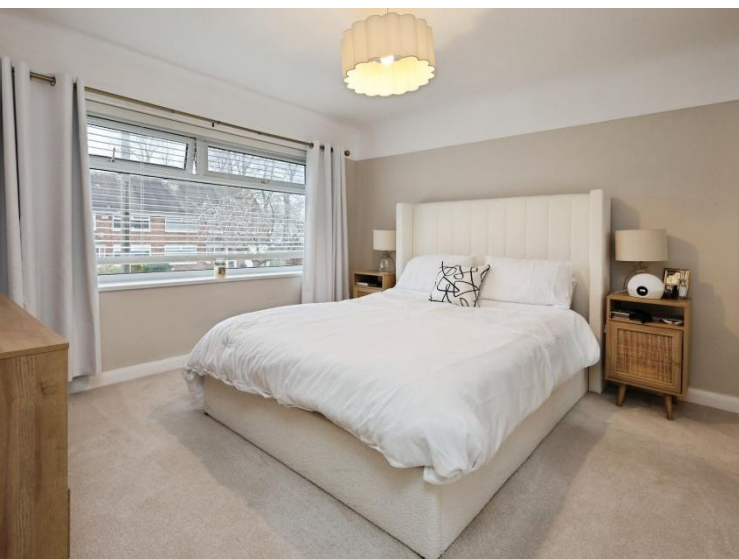


This three bedroom semi detached house is for sale in a sought after part of the Bebington, offering well presented accommodation that works well for both first time buyers and families. Inside, the heart of the home is the open plan kitchen with a breakfast area, creating a sociable space for everyday meals and relaxed entertaining. From here, you can enjoy a pleasant outlook and access to the garden via the second reception room, which benefits from a garden view and direct doors outside, ideal for keeping an eye on children playing or simply enjoying the outlook. There are two double bedrooms, each with built in wardrobes providing useful storage and helping to keep the rooms uncluttered. The third bedroom offers additional flexibility, suitable as a child's room, guest space or home office. The bathroom is stylishly finished, complementing the overall immaculate condition of the property. The home also comes with an EPC rating of C and falls within Council Tax Band C. The location offers a good balance of local amenities, green spaces and convenient transport links. Nearby parks and green spaces on the Wirral provide opportunities for walks, cycling and family time outdoors, while local shops, cafes and everyday services are within easy reach, giving you practical options close to home. Families will appreciate the selection of nearby schools, making the morning run straightforward and keeping journeys short. Public transport connections around the Wirral are accessible, with local bus routes linking to surrounding residential areas, key shopping districts and onwards towards central hubs such as Liverpool via rail connections from Wirral stations. These rail links typically provide journeys into Liverpool and Chester in around 20–30 minutes, making commuting or city trips manageable. Overall, this three bedroom semi detached house for sale on the Wirral combines an open plan layout, garden access, practical storage and a location close to schools, parks and amenities, making it a strong option for both first time buyers and growing families.



**Porch**  
3'7" (1.09m) x 8'0" (2.44m)  
**Hallway**  
11'4" (3.45m) x 6'8" (2.03m)  
**Lounge**  
12'11" (3.94m) Max x 12'8" (3.86m)  
**Dining Room**  
10'5" (3.18m) x 10'11" (3.33m)  
**Kitchen/Diner**  
12'1" (3.68m) Max x 19'3" (5.87m) Max  
**Utility**  
6'2" (1.88m) x 5'0" (1.52m)  
**Downstairs WC**  
2'5" (0.74m) x 4'6" (1.37m)  
**Bedroom One**  
11'6" (3.51m) x 13'7" (4.14m) Max  
**Bedroom Two**  
10'9" (3.28m) x 13'6" (4.11m)  
**Bedroom Three**  
8'7" (2.62m) x 8'5" (2.57m)  
**Bathroom**  
6'4" (1.93m) x 6'0" (1.83m)  
**Landing**  
10'5" (3.18m) x 6'1" (1.85m)  
**Garage**  
11'8" (3.56m) x 10'1" (3.07m)









GROUND FLOOR



1ST FLOOR



While every attempt has been made to ensure the accuracy of the description contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustration purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.  
Made with Hoxagon 5.0020

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 Plus) <b>A</b>		<b>86</b>
(81-91) <b>B</b>		
(69-80) <b>C</b>	<b>76</b>	
(55-68) <b>D</b>		
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
Not energy efficient - higher running costs		
England & Wales		EU Directive 2002/91/EC

### Contact Us:

**0151 644 6000**

[lesley@lesleyhooks.co.uk](mailto:lesley@lesleyhooks.co.uk)

6 Church Road, Bebington,

Wirral, Merseyside, CH63 7PH

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.