



Teehey Lane, Bebington

£340,000



LESLEY HOOKS
ESTATE AGENTS





This beautifully extended semi-detached home is perfect for a growing family and is truly ready to move straight into. Finished to a high standard throughout, the property benefits from uPVC double glazing, combi-fired gas central heating and stylish modern oak doors that give a warm, contemporary feel. The welcoming hallway leads through to a comfortable lounge and then into the real heart of the home – a superb open-plan kitchen and family room. With smart LVT flooring, a generous island unit and bi-fold doors opening directly onto the rear garden, this space is ideal for everyday family life and entertaining alike. The kitchen boasts under floor heating and is fully equipped with a range of integrated appliances, including a washing machine, dishwasher and microwave, along with a five-ring gas hob. A striking staircase with glass and oak balustrade leads to the first floor, where you'll find three good-sized bedrooms, all featuring fitted wardrobes, and a stylish, fully tiled three-piece family bathroom. The loft is partially boarded with velux windows. Externally, the property continues to impress. To the front there is a driveway providing off-road parking and access to the garage. To the rear lies a truly divine garden, complete with a composite timber decked seating area, fish pond and a beautiful barbecue hut – a perfect retreat to enjoy all year round. Ideally situated, this home is within easy walking distance of well-regarded primary, secondary and grammar schools, as well as a fantastic variety of shops and eateries just a couple of minutes away. A wonderful family home in a highly convenient location. Council tax band C. Freehold.



Hallway

16'2" (4.93m) Max x 6'3" (1.91m)

Lounge

12'6" (3.81m) Into Bay x 12'0" (3.66m)

Open Plan Kitchen Family Room

26'0" (7.92m) x 18'10" (5.74m)

Bedroom One

14'3" (4.34m) Into Bay x 11'2" (3.4m) Into Wardrobe Recess

Bedroom Two

11'4" (3.45m) x 12'4" (3.76m)

Bedroom Three

8'9" (2.67m) x 7'0" (2.13m)

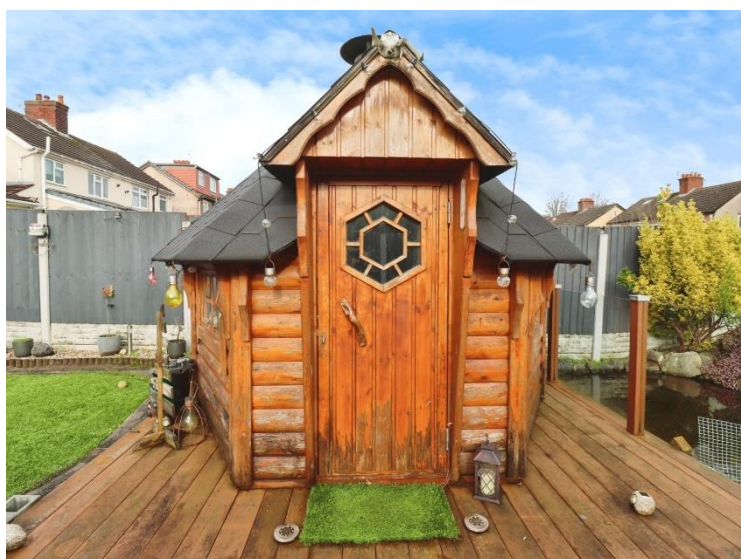
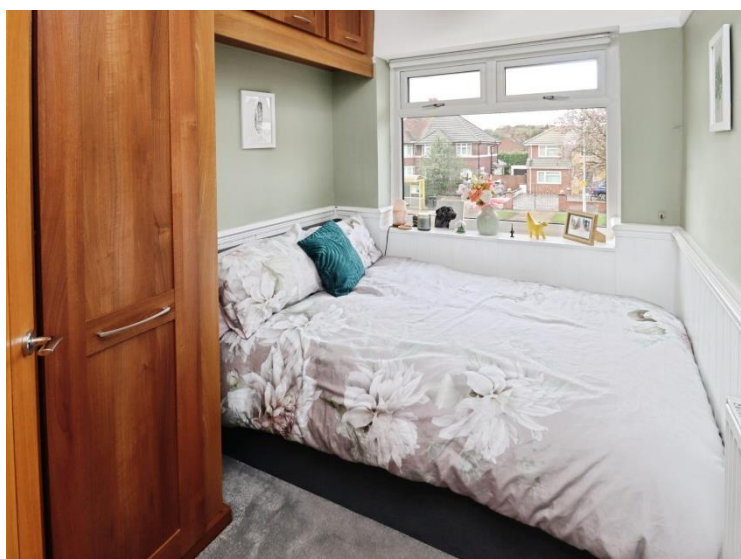
Bathroom

6'2" (1.88m) x 5'10" (1.78m)

Garage

16'2" (4.93m) x 8'0" (2.44m)

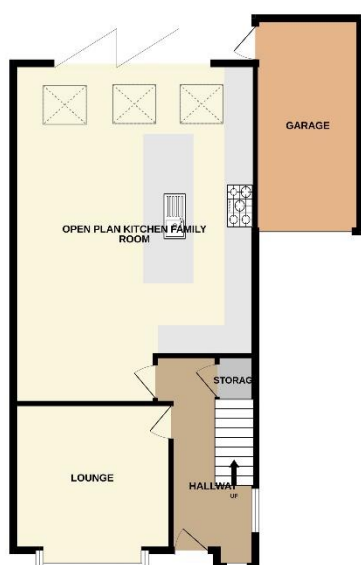






GROUND FLOOR
831 sq.ft. (77.2 sq.m.) approx.

1ST FLOOR
450 sq.ft. (42.7 sq.m.) approx.



TOTAL FLOOR AREA: 1281 sq.ft. (119.9 sq.m.) approx.
While every attempt has been made to ensure the accuracy of the floorplan contained herein, measurements of doors, windows, rooms and any other items are approximate and are not guaranteed to be correct in any event, and are for information only. They are not to be used for any other purpose, and should not be used as a basis for any proposed purchase. The services, systems and appliances shown have not been tested and no guarantee is made as to their condition or operation. The plan is for information only.

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