



Oakleigh Grove, Bebington

£190,000



LESLEY HOOKS
ESTATE AGENTS





Don't be fooled by first impressions, this attractive cottage in the heart of Bebington is one of those lovely deceptively spacious finds that always seems to have a bit more room up its sleeve than you'd expect. Perfectly placed for walking distance to local shops, schools and Bebington train station, it's a brilliant option for first time buyers or a small family looking to put down roots somewhere with real character. The property benefits from uPVC double glazing and combi fired gas central heating throughout, so all the sensible boxes are ticked before you've even stepped through the door. Inside, the hallway leads you through to a charming lounge, complete with a bay window that fills the room with natural light, and open access into the dining room beyond, ideal for those long, lazy Sunday lunches or squeezing in extra guests at Christmas. From there, you'll find a fitted kitchen breakfast room, a lovely sociable spot to start the day, complete with integrated fridge, freezer and washer dryer, so there's nothing to sort out but your morning coffee. Upstairs, there are two double bedrooms, both offering great proportions, along with a spacious four piece bathroom that gives this cottage a real edge over the rest. Outside, the rear garden is a real suntrap, with a patio area that's perfect for morning coffee, evening drinks, or simply pottering about at the weekend. With its unbeatable location, sensible running costs and that all-important cottage charm, this one is bound to attract plenty of interest. Early viewing is strongly recommended. Council tax band A. Freehold.



Hallway

14'7" (4.45m) x 2'10" (0.86m)

Lounge

13'4" (4.06m) Max x 9'9" (2.97m)

Dining Room

12'3" (3.73m) x 10'6" (3.2m)

Kitchen Breakfast Room

18'11" (5.77m) x 6'4" (1.93m)

Bedroom One

13'5" (4.09m) x 11'6" (3.51m)

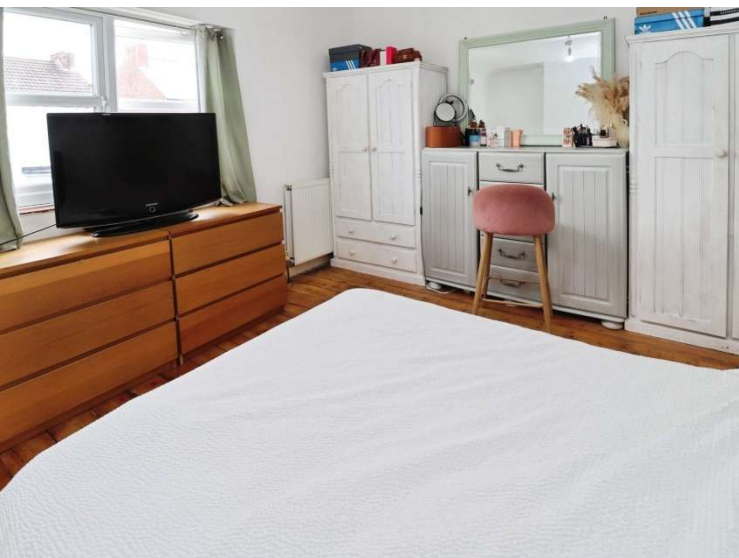
Bedroom Two

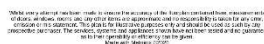
12'5" (3.78m) x 8'0" (2.44m)

Bathroom

9'10" (3m) x 6'2" (1.88m)







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.