



Freestone Drive, Bromborough

£385,000



LESLEY HOOKS
ESTATE AGENTS





A great developments in the area created by Morris Homes. This exceptional four-bedroom detached home, known as The Houghton, occupies an enviable position at the head of Freestone Drive, overlooking the open green space. .

The bright and welcoming entrance hallway sets the tone for the generous space throughout with a handy wc. To one side, the spacious lounge extends the full width of the home, with four large windows allowing natural light to pour in and create a bright, relaxing atmosphere – perfect for unwinding at the end of the day.

To the other side, the stunning open-plan dining kitchen offers the ideal setting for family meals. The dining area features bi-fold doors leading out to the rear garden, seamlessly blending indoor and outdoor living, while the kitchen itself boasts sleek Quartz worktops, a range of integrated appliance and a handy utility. Upstairs the sense of space continues with a generous landing leading to four beautifully appointed bedrooms.

The master bedroom features fitted wardrobes and a stylish en-suite shower room. Two further double bedrooms and a spacious single bedroom provide flexibility for family, guests, or a home office.

The family bathroom is finished in a contemporary white suite with bath, shower over, WC, and wash basin. To the rear, the westerly-facing garden enjoys the afternoon and evening sun. A gated side path gives access to the driveway and single garage, complete with lighting and power. With a 10-year LABC warranty (from 2022)

Service Charge approx £148 per year.

Entrance Hall

12'7" (3.84m) x 7'2" (2.18m)

Lounge

21'0" (6.4m) x 11'11" (3.63m)

Kitchen/Family Diner

21'0" (6.4m) x 11'11" (3.63m)

Utility Room

6'5" (1.96m) x 5'1" (1.55m)

Downstairs WC

6'5" (1.96m) x 3'2" (0.97m)

Bedroom One

11'4" (3.45m) x 11'1" (3.38m)

En-Suite

7'1" (2.16m) x 4'10" (1.47m)

Bedroom Two

12'1" (3.68m) x 9'9" (2.97m)

Bedroom Three

11'1" (3.38m) x 9'4" (2.84m)

Bedroom Four

10'10" (3.3m) x 10'0" (3.05m)

Bathroom

8'7" (2.62m) x 6'8" (2.03m)

Garage

17'10" (5.44m) x 9'3" (2.82m)







GROUND FLOOR
781 sq.ft. (72.6 sq.m.) approx.



1ST FLOOR
620 sq.ft. (57.6 sq.m.) approx.



TOTAL FLOOR AREA : 1401 sq.ft. (130.2 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan 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 illustrative 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.
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Energy Efficiency Rating	
	Current Potential
Very energy efficient - lower running costs	
(92-100) A	94
(84-91) B	84
(69-83) C	
(55-68) D	
(39-54) E	
(21-38) F	
(1-20) G	
Not energy efficient - higher running costs	
England & Wales	
EU Directive 2002/91/EC	

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.