



Beverley Drive, Gayton, Wirral CH60 3RP

£1,900 PCM

3 Bedroom 2 Reception 1 Bathroom C

****Detached Three Bedroom Dormer Bungalow - Large Corner Plot - Greatly Improved *****

Hewitt Adams is delighted to offer TO LET this rare, three Bedroom Detached Dormer Bungalow situated on a larger than average corner plot, on the highly sought after Beverley Drive, in Gayton.

The property has been greatly improved by the current owner over the last 6 months, some of the upgrades include - New roof, facias and soffits, insulation, electrical upgrades, new staircase, some new flooring, freshly decorated, new blinds, and landscaped Gardens.

The property is immaculate, both inside and out and available immediately.

In brief the property consists of: Entrance Porch, Hallway, WC, Kitchen, Utility Room, Lounge / Diner, Conservatory, three Bedrooms and a Bathroom.

Externally there are front, rear and side Gardens, Garage, Shed and large Driveway.

No Pets, No Smokers, Part or Unfurnished

Entrance Porch

uPVC door to the Porch, with a timber and glazed door to the Hallway.

Hallway

Staircase, radiator, laminate flooring.

W.C

WC and wash basin with mixer tap vanity unit, tiled splash back, radiator, laminate flooring, window to the rear elevation.

Lounge & Dining Room

21'11x11'6 plus 14'2x11'11 (6.68mx3.51m plus 4.32mx3.63m)

A lovely and bright L shaped room with windows to the front and side elevation, sliding doors to the Conservatory, three radiators, laminate flooring.

The gas fire has been capped off and is not to be used.

Conservatory

7'6" x 12'1" (2.3 x 3.7)

Windows to three elevations, tiled flooring, uPVC door allowing access to the Garden.

N.B There is no fixed heating in this room.

Kitchen

11'9x10'4 (3.58mx3.15m)

Wall and base units with worktops, integrated oven and hob, inset sink, space for fridge freezer, window to the side elevation, radiator, tiled floor.

Rear Porch / Utility

Access to the Garden via a uPVC door. The utility room houses the gas boiler and has space for white goods.

Bedroom 1

12'6x9'10 (3.81mx3.00m)

Bay window to the rear elevation, radiator.

Landing

Window to the side elevation, access to the Bathroom, and two further Bedrooms.

Bedroom 2

12'10x13'0 (3.91mx3.96m)

Window to the rear elevation, radiator, fitted wardrobe and cupboard.

Bedroom 3

11'11x9'9 plus fitted wardrobes (3.63mx2.97m plus fitted wardrobes)

Window to the front elevation, radiator, fitted wardrobes.

Bathroom

Bath, separate shower cubicle, WC, wash basin with mixer tap, tiled walls and floor, heated towel radiator, extractor fan, window to the side elevation.

Garden

A beautifully landscaped garden with mixed hedges, including laurels planted at the front, laid to lawn areas, patio areas, garden shed and fenced boundaries.

Garage

Electric roller front door, power and light. There is also a rear door to the garage.

Furniture & White Goods & General Information

The property can come part furnished or unfurnished.

The white goods that are shown could remain in the property, but they will not be maintained or replaced by the landlord if they break.

The eaves storage space will be retained by the landlord, and will not be available for use by the tenants.

