



**Ground Floor**

Approx. 100.0 sq. metres (1075.9 sq. feet)



Total area: approx. 100.0 sq. metres (1075.9 sq. feet)  
For illustration purposes only - not to scale

**Sparks Lane, Thingwall, CH61 7XF**

£635,000

🛏️ 2 Bedroom   🛋️ 1 Reception   🚿 1 Bathroom   📊

**\*\*Unique Detached Bungalow - Huge Plot & Gardens - Immaculate Condition - Must View\*\***

Hewitt Adams is thrilled to market this ONE OF A KIND two bedroom DETACHED bungalow located on the EVER POPULAR Sparks Lane in Thingwall. The bungalow is set back from the lane, up a SWEEPING DRIVEWAY and occupies a HUGE PLOT with established WRAP AROUND GARDENS.

The owners RENOVATED the bungalow when they moved in and it comes to the market in FANTASTIC CONDITION with a NEW MODERN KITCHEN AND BATHROOM.

Given the size of the plot there is obvious SCOPE TO EXTEND / DEVELOP further. There is already PLANNING GRANTED for a substantial extension creating TWO ADDITIONAL BEDROOMS WITH EN-SUITES!

If you're looking for something that little bit different, convenience on your doorstep but with SPACE all around you - then this one really does warrant your attention.

In brief the accommodation affords; entrance hall, lounge dining room, large modern new kitchen, bathroom, two bedrooms.

Externally there is a large sweeping driveway leading up to the bungalow. With incredible wrap-around gardens that are well landscaped. Call Hewitt Adams on 0151 342 8200 to view.

**Front Entrance**

Into;

**Hall**

Radiator, power points

**Lounge Dining Room**

Double glazed windows, radiators, power points, log-burner

**Kitchen Diner**

Modernised kitchen with stylish wall and base units, integrated appliances

**Bedroom**

Double glazed window, radiator, power points

**Bedroom**

Double glazed window, radiator, power points, walk-in wardrobe

**Bathroom**

**EXTERNALLY**

**PLEASE NOTE**

There is already PLANNING GRANTED for a substantial extension creating TWO ADDITIONAL BEDROOMS WITH EN-SUITES!

(Proposed floor-plan image included in the marketing details)

