

FOR SALE

Offers in Excess Of £500,000

Queens Avenue, Meols, Wirral. CH47 0LX



No Onward Chain! This is a fantastic opportunity to purchase this wonderful, 1920's detached family residence on the incredibly sought after Queens Avenue in Meols. The property oozes charm, fabulous and detail and period features throughout offering spacious accommodation for the growing family as it sits within easy reach of shops, schools and transport links.

Upon entry, you cannot help but be instantly impressed by the wrap around resin driveway to the front, garage and solar panels which are owned by the property.

Ground Floor

Entrance Hallway

Lounge

12' 6" x 14' 2" (3.81m x 4.32m)

Kitchen

7' 5" x 19' 0" (2.26m x 5.79m)

WC

Dining Room

13' 10" x 11' 2" (4.22m x 3.40m)

Den

7' 5" x 17' 1" (2.26m x 5.21m)

Garage

7' 5" x 12' 7" (2.26m x 3.84m)

First Floor

Bedroom

12' 6" x 13' 2" (3.81m x 4.01m)

Bedroom

9' 6" x 8' 0" (2.90m x 2.44m)

Bedroom

10' 3" x 12' 0" (3.12m x 3.66m)

Bedroom

7' 5" x 15' 0" (2.26m x 4.57m)

Bathroom

6' 2" x 8' 5" (1.88m x 2.57m)

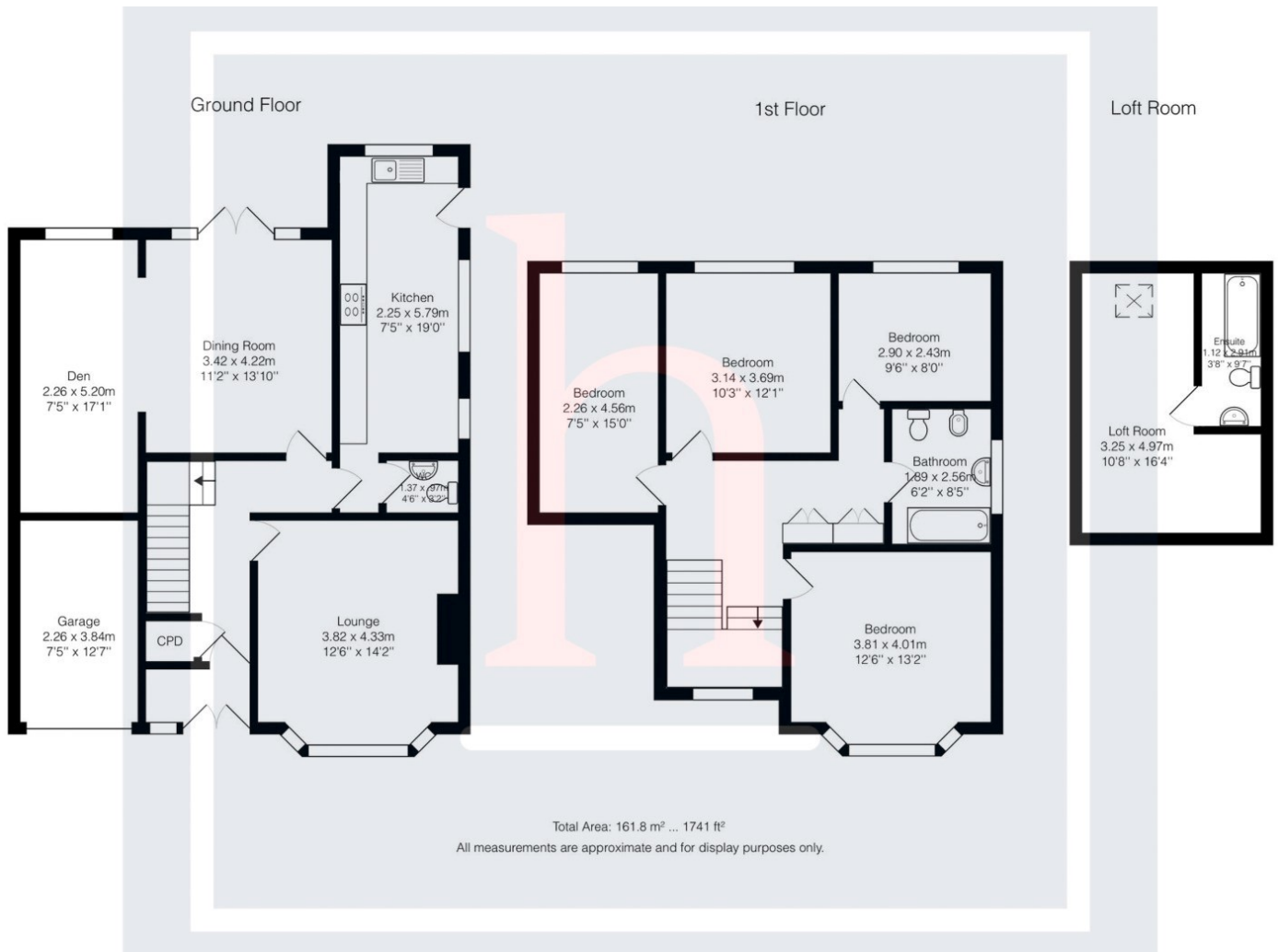
Loft Room

10' 8" x 16' 4" (3.25m x 4.98m)

En-Suite







Energy Efficiency Rating		Current	Potential
<i>Very energy efficient - lower running costs</i>			
(92+)	A		
(81-91)	B		
(69-80)	C		74
(55-68)	D	57	
(39-54)	E		
(21-38)	F		
(1-20)	G		
<i>Not energy efficient - higher running costs</i>			
England, Scotland & Wales		EU Directive 2002/91/EC	