



Eastham Village Road, Eastham Wirral

Offers in the Region of **£350,000**

Brennan Ayre O'Neill

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This is a unique period cottage having the benefit of PARKING and a GARDEN. Set in the heart of Eastham Village with contemporary fittings yet retaining many of the period features. Viewing advised.

Set in the heart of Eastham Village this cottage has the benefit of having had a full refurbishment yet retaining many of the period features. Entering through double opening wrought iron gates this cottage has 2 allocated parking spaces on the left hand side and the entrance is at the rear.

The Garden

Due to the entrance being at the rear you will see the garden first which is a real benefit to this cottage, enjoying a seating area on the right hand side with access to the first floor, continuing to the rear, raised lawn with railway sleepers and a combination of brick and fence boundaries. UPVC door leading into

The Accommodation

Breakfast Kitchen

The extension to the kitchen makes a huge difference providing a rear porch area which is open to the breakfast kitchen with vaulted ceilings and French doors overlooking the garden. A range of wall and base units finished in white with contrasting worktops, integrated appliances, wall mounted boiler and high gloss tiled floor. Open to

Living Room

Stepping down from the kitchen with a wood floor, contrasting against the original sandstone walls and complimented by the exposed beams, filled with natural light from the French doors and full height glazed window. Open to dining area with central pillar and stairs leading to the first floor.

Dining Room

Rarely do cottages come available of this nature especially ones which offer 2 reception rooms. Stepping up to the formal dining room, front aspect and solid fuel burner with timber beam above,

Making your way upstairs

A turned staircase leading upstairs with a contrasting finish to the walls between the painted plaster and the









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