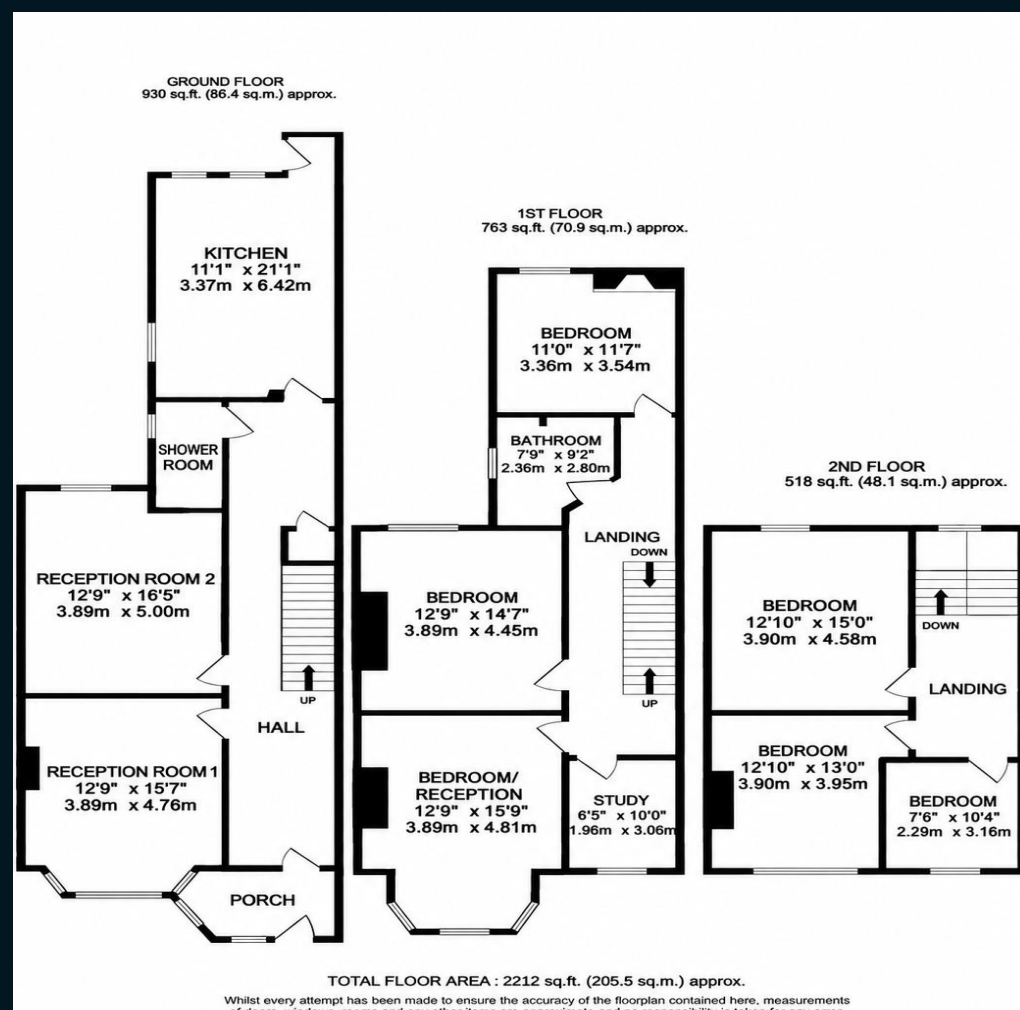




Agents Note: These particulars are thought to be correct, though their accuracy cannot be guaranteed and they do not form part of any contract. Please note that we have not tested any apparatus, fixtures, fittings or services and as such cannot verify that they are in working order or fit for their purpose. Furthermore, solicitors should confirm that moveable items described in the sales particulars are, in fact, included in the sale since circumstances do change during marketing or negotiations. A final inspection prior to exchange of contracts is also recommended. Although we try to ensure accuracy, the measurements used in this brochure may be approximate. Therefore, if intending purchasers need accurate measurements to order carpeting, or to ensure existing furniture will fit, they should take such measurements themselves.



CONTACT

If you are interested in arranging a viewing, please contact BFL West Kirby on:

T: 0151 625 8844

E: westkirby@bflhomes.co.uk

part of
the venmore group



Victoria Drive, West Kirby Asking Price: £600,000

- Exceptional six-bedroom period town house arranged over three floors.
- Highly versatile layout ideal for families, multi-generational living or working from home.
- Ground floor lounge, dining room, spacious kitchen diner and shower room.
- Three first-floor bedrooms, family bathroom and additional lounge/bedroom.
- Three further bedrooms to the second floor, offering exceptional space.
- Attractive front garden with private off-street parking to the rear.
- Prime West Kirby location close to the Marine Lake, beach, town centre and local amenities.
- Freehold and Council Tax Band E



A substantial and highly versatile six-bedroom period town house, perfectly positioned in one of West Kirby's most desirable locations, close to the Marine Lake, beach and vibrant town centre. From the moment you approach, the property makes a wonderful first impression, with a charming period frontage and an attractive front garden. Inside, the accommodation is arranged over three floors, creating an exceptional amount of living and sleeping space. The ground floor provides a welcoming lounge, a separate dining room and an impressive kitchen diner, creating a range of spaces for both everyday family life and entertaining. A convenient shower room completes the ground floor.

The first floor offers four bedrooms alongside a family bathroom, with one of the bedrooms currently utilised as a comfortable additional lounge. This highlights the property's flexibility, allowing the accommodation to be configured according to individual needs, whether that means additional bedrooms, a family room, home office or guest accommodation.

The second floor provides a further three bedrooms, completing the property's seven-bedroom arrangement and offering outstanding versatility for larger families or those requiring substantial additional space.

Externally, the property benefits from an attractive front garden, while the rear provides valuable off-street parking. The property also provides a secluded courtyard with secure off-road parking and potential for a beautiful small sun-trap garden and patio for anyone with green-fingers. The real appeal of this home lies in its scale, character and adaptability. The generous proportions and three-storey layout provide an opportunity to create a home that works around you, whether that means dedicated spaces for children, guests, working from home, hobbies or multi-generational living.

The location is equally impressive. West Kirby is renowned for its coastal lifestyle, with the Marine Lake, beach and promenade all close by. Enjoy morning walks along the waterfront, sailing and paddleboarding on the Marine Lake, or head into the town centre for its excellent selection of independent shops, cafés, restaurants and everyday amenities.

With excellent local schools, rail connections and some of the Wirral's finest coastal and countryside walks nearby, West Kirby offers an enviable combination of community, convenience and outdoor living.

