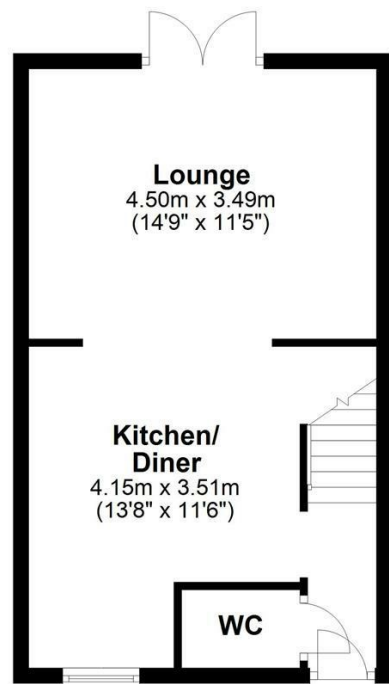




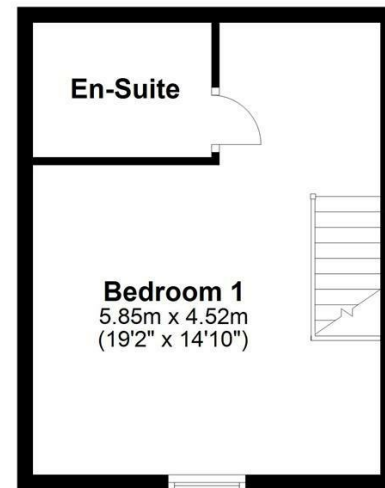
**Ground Floor**  
Approx. 34.8 sq. metres (375.1 sq. feet)



**First Floor**  
Approx. 35.9 sq. metres (386.4 sq. feet)



**Second Floor**  
Approx. 26.3 sq. metres (283.2 sq. feet)



Total area: approx. 97.1 sq. metres (1044.7 sq. feet)  
For illustration purposes only - not to scale

## Bray Street, Birkenhead, Wirral CH41 8BX

£199,950

3 Bedroom 1 Reception 2 Bathroom C

\*\*\*Three Bedroom Semi Detached - Perfect First Time Buy Or Investment - No Chain\*\*\*

Hewitt Adams is thrilled to bring to the market this THREE BEDROOM semi detached property on Bray Street, a stones throw away from Birkenhead Park.

This PERFECT FIRST TIME BUY or INVESTMENT PROPERTY comes to the market with NO ONWARD CHAIN!!

Ideally located close to the LOCAL AMENITIES of Claughton Village and with access to excellent TRANSPORT LINKS, this property is sure to tick the boxes for many potential buyers.

In brief the property affords: hall, open plan kitchen diner living room. To the first floor are two bedrooms and a bathroom, with the second floor comprising a bedroom with an en suite shower room.

Externally, to the front there is off road parking with an electric charge point and the rear garden is laid to lawn and patio.

Call Hewitt Adams to book your viewing of this NO CHAIN property.

**Front Entrance**

Into:

Front - off road parking with an electric charge point  
Rear - laid to lawn and patio with a garden shed and gated side access to the front

**Hall**

Radiator, power point, stairs to first floor

**WC**

5'0" x 3'3" (1.53 x 1.01)

WC, wash hand basin, radiator

**Kitchen**

11'6" x 13'7" (3.51 x 4.15)

Wall and base units, inset sink, integral oven and gas hob, space for white goods, double glazed window, power point

**Lounge**

14'9" x 11'5" (4.50 x 3.49)

Double glazed patio doors to rear, radiator, power point

**First Floor**

**Bedroom Two**

14'9" x 9'9" (4.51 x 2.98)

Double glazed window, radiator, power point

**Bedroom Three**

7'11" x 10'5" (2.43 x 3.18)

Double glazed window, radiator, power point

**Bathroom**

7'10" x 5'3" (2.40 x 1.61)

Comprising shower over bath, wash hand basin vanity, wc, towel rail, tiled floor and mostly tiled walls

**Second Floor**

**Bedroom One**

14'9" x 19'2" (4.52 x 5.85)

Double glazed window, radiator, power point, door to:

**En Suite**

7'6" x 5'8" (2.31 x 1.74)

Walk in shower, wc, wash hand basin, towel rail, tiled walls and floor

**Externally**

