



127 Marshside Road, Southport, PR9 9TA
Offers In The Region Of £175,000
Subject to Contract

This charming thatched grade 2 listed cottage is situated in an established location convenient for nearby facilities and the amenities at Churchtown Village. In need of extensive modernisation and repair the accommodation of this quite individual and unique property briefly includes; entrance porch, lounge, kitchen, two bedrooms and a bathroom. Established gardens to the front and rear, off road parking and a garage.

Entrance Porch

Lounge - 4.37m x 4.27m (14'4" x 14'0")

Kitchen - 3.43m x 2.46m (11'3" x 8'1")

Bedroom 1 - 4.22m x 4.32m (13'10" reducing to 10'3" x 14'2")

Bedroom 2 - 3.78m x 4.19m (12'5" x 13'9")

Bathroom - 2.92m x 1.65m (9'7" x 5'5")

Outside

Attractive and established gardens enclosed rear yard. Substantial garage measuring 13'4" x 9'4" and adjoining store.

Council Tax

Sefton MBC band B.

Tenure

Freehold.



Ground Floor



Chris Tinsley Estate Agents confirm that they have not tested any appliances or services at the property and cannot confirm their working condition or status. Prospective purchasers are advised to carry out their own investigations. The agents also give notice that these details do not constitute an offer or a contract and that no person employed by the agents has any authority to make or give any warranty or representation in relation to this property. All information supplied is believed to be correct but prospective purchasers should satisfy themselves by inspection or otherwise as to the correctness of the statements contained in these particulars. Floor plans are for illustration purpose only and are not to scale.