

Eastcote Road, Liverpool L19 7NR



welcome to

Eastcote Road, Liverpool

Jones and Chapman are delighted to present to the sales market this three-bedroom semi-detached home in Eastcote Road. Located in West Allerton, one of Liverpool's most in demand suburbs,













Entrance Porch

Double glazed door to the front, double glazed window.

Entrance Hall

Door to the front, radiator, carpet.

Lounge

11' 2" to max x 19' 3" to max (3.40m to max x 5.87m to max) Double glazed window to the front, double glazed patio doors, gas fire, radiator, carpet.

Kitchen

7' 7" to max x 13' 1" to max (2.31m to max x 3.99m to max)

Fitted kitchen with wall and base units, sink and drainer incorporating work surfaces, tiling, plumbing for washing machine, double glazed window to the rear, door to garden.

Bedroom One

12' 7" to max x 10' 8" to max (3.84m to max x 3.25m to max) Double glazed window to the front, radiator, carpet.

Bedroom Two

9' 2" to max x 7' 5" to max (2.79m to max x 2.26m to max) Double glazed window, radiator, carpet.

Bedroom Three

7' 9" to max x 5' 4" to max (2.36m to max x 1.63m to max) Double glazed window to the front, radiator.

Bathroom Double glazed window, radiator, bath with mixer taps, wash hand basin, WC, tiling.

Front Garden Driveway, garage.

Rear Garden Mature lawn, borders for plants and shrubs, summer

house.





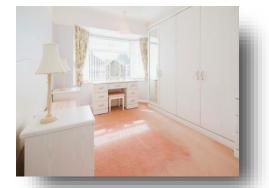
welcome to

Eastcote Road, Liverpool

- Council Tax Band C
- Three Bedroom Semi Detached Property
- Lounge Diner
- Fitted Kitchen
- Family Bathroom

Tenure: Freehold EPC Rating: Awaited

£320,000



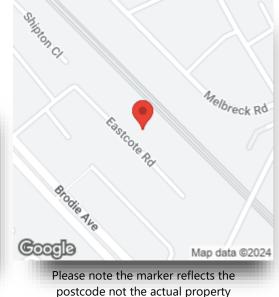


view this property online jonesandchapman.co.uk/Property/ALT122521



Property Ref: ALT122521 - 0006 1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there is no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures or services and it is in the buyers interest to check the working condition of any appliances. 5. Where an EPC, or a Home Report (Scotland only) is held for this property, it is available for inspection at the branch by appointment. If you require a printed version of a Home Report, you will need to pay a reasonable production charge reflecting printing and other costs. 6. We are not able to offer an opinion either written or verbal on the content of these reports and this must be obtained from your legal representative. 7. Whilst we take care in preparing these reports, a buyer should ensure that his/her legal representative confirms as soon as possible all matters relating to title including the extent and boundaries of the property and other important matters before exchange of contracts.

Jones & Chapman is a trading name of Sequence (UK) Limited which is registered in England and Wales under company number 4268443, Registered Office is Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT Registration Number is 500 2481 05.



jones & chapman



0151 734 1440



Allert on @jones and chapman. co. uk





jonesandchapman.co.uk