



Cowper Street, Bootle L20 4RS

welcome to

Cowper Street, Bootle

Two double bedroom property perfect to put your own stamp on!



Lounge

10' 2" x 14' 3" (3.10m x 4.34m)

Double glazed window to the front, storage, electric meter, tv point, original flooring.

Dining Room

12' 3" x 9' 6" (3.73m x 2.90m)

Double glazed window to the rear, tv point, radiator, storage cupboard, original flooring.

Kitchen

10' 7" x 8' 4" (3.23m x 2.54m)

Fitted kitchen with wall and base units, work surfaces incorporating a sink and drainer, electric oven, electric hob, double glazed window to the rear.

Bedroom One

11' 9" x 14' 8" (3.58m x 4.47m)

Double glazed window to the front, built in wardrobes, original flooring.

Bedroom Two

12' 2" x 8' 10" (3.71m x 2.69m)

Double glazed window to the rear, electric heater, original flooring.

Bathroom

Double glazed window to the rear, bath, W.C, wash hand basin, original flooring.

External

Yard to the rear.

**** Note****

Vendor advised property has had full electrical rewiring in January 2024



view this property online [jonesandchapman.co.uk/Property/ALT122926](https://www.jonesandchapman.co.uk/Property/ALT122926)



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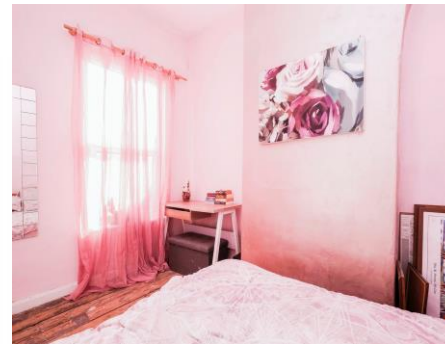
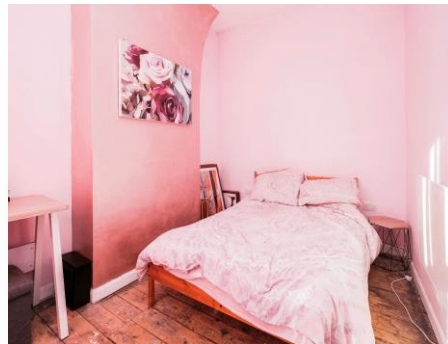
Cowper Street, Bootle

- Two Double Bedroom Mid Terraced
- Solar Panels
- 2 Large Reception Rooms
- Perfect Renovation Opportunity
- Courtyard To Rear

Tenure: Freehold EPC Rating: F

offers in excess of

£75,000



Please note the marker reflects the postcode not the actual property

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Property Ref:
ALT122926 - 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.

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