



Blackwood Court Woolton Road, Childwall Liverpool L16 8NE

welcome to

Blackwood Court Woolton Road,Childwall Liverpool

Jones and Chapman are pleased to welcome to the market this second floor apartment which is located in Blackwood court development off Woolton Road L16.



Entrance Hall

Storage cupboard.

Lounge

11' 8" x 17' 6" (3.56m x 5.33m)

Double glazed window to the front, electric fire, storage heater, carpet flooring.

Kitchen

6' 9" x 7' 9" (2.06m x 2.36m)

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

Bedroom

13' 5" x 9' 6" (4.09m x 2.90m)

Double glazed window to the rear, fitted wardrobes, storage heater, carpet flooring.

Bathroom

Bath with mixer tap and shower over, wash hand basin, W.C, fully tiled walls.

External

Off road parking and communal gardens.



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- One Bedroom Apartment
- Lounge
- Fitted Kitchen
- Bathroom
- Double Glazing

Tenure: Leasehold EPC Rating: C

This is a Leasehold property with details as follows; Term of Lease 125 years from 01 Feb 2007. Should you require further information please contact the branch. Please Note additional fees could be incurred for items such as Leasehold packs.

offers in excess of

£140,000



Please note the marker reflects the
postcode not the actual property

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Property Ref:
ALT123192 - 0013

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.


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