



Wainwright Grove, Liverpool L19 2LH

welcome to

Wainwright Grove, Liverpool

Located 0.4 miles from Gilmour Junior School, 0.8 miles from The Academy of St Nicholas, and 0.6 miles from Cressington station, it offers easy access to Liverpool city centre. Local shops, supermarkets, enhance convenience.



Lounge

14' 3" into bay x 14' 2" to max (4.34m into bay x 4.32m to max)

Dining Room

12' 3" x 11' 3" (3.73m x 3.43m)

Kitchen

10' 4" x 8' 3" (3.15m x 2.51m)

Master Bedroom

12' 5" x 9' 3" (3.78m x 2.82m)

Bedroom Two

12' 6" x 8' 9" (3.81m x 2.67m)

Bedroom Three

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

Bathroom

view this property online jonesandchapman.co.uk/Property/ALT123625



welcome to

Wainwright Grove, Liverpool

- Attractive Three Bedroomed Terraced Property in popular location
- Bay Fronted Lounge
- Dining Room
- Fitted Kitchen
- Four Piece family Bathroom

Tenure: Freehold EPC Rating: D

Council Tax Band: A

offers over

£200,000



Please note the marker reflects the postcode not the actual property

view this property online jonesandchapman.co.uk/Property/ALT123625



Property Ref:
ALT123625 - 0010

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



Allerton@jonesandchapman.co.uk



36 Allerton Road, LIVERPOOL, Merseyside, L18 1LN



jonesandchapman.co.uk