



**Arderne Close, Wirral CH63 9AB**

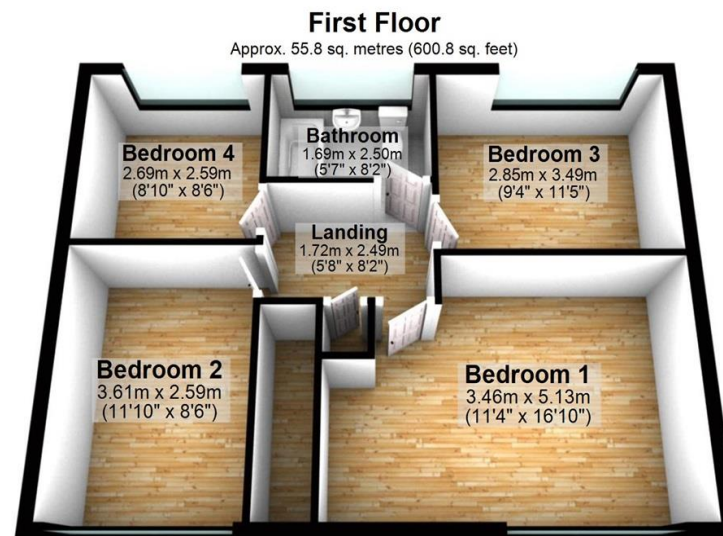
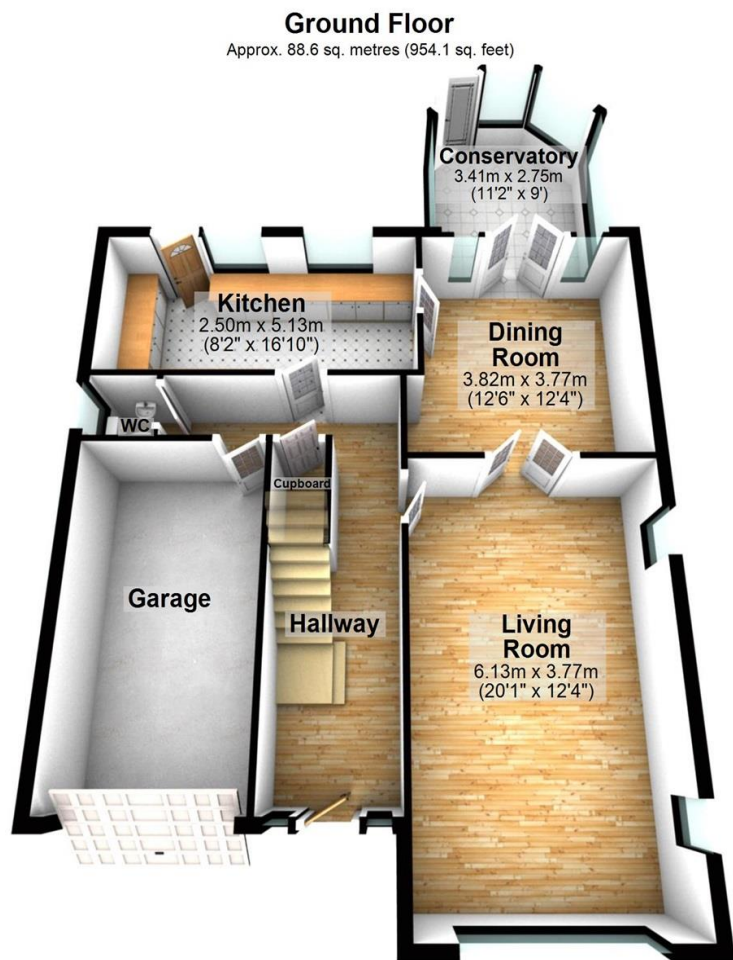


**welcome to**

**Arderne Close, Wirral**

Jones and Chapman are delighted to bring this four bedroom detached family home, set in the heart of Spital to the open market. Arderne Close is located within a quiet Cul-de-sac situated within an excellent catchment area for Stanton Road Primary School and Poulton Lancelyn Primary School.





Total area: approx. 144.5 sq. metres (1554.9 sq. feet)

**Entrance Hall**

**Downstairs Wc**

**Lounge**

20' 1" x 12' 4" ( 6.12m x 3.76m )

**Dining Room**

12' 6" x 12' 4" ( 3.81m x 3.76m )

**Kitchen**

16' 10" x 8' 2" ( 5.13m x 2.49m )

**Conservatory**

**Landing**

**Bedroom One**

16' 10" x 11' 4" ( 5.13m x 3.45m )

**Bedroom Two**

11' 10" x 8' 6" ( 3.61m x 2.59m )

**Bedroom Three**

11' 5" x 9' 4" ( 3.48m x 2.84m )

**Bedroom Four**

8' 10" x 8' 6" ( 2.69m x 2.59m )

**Family Bathroom**

## welcome to Arderne Close, Wirral

- Modern 4 double Bed Detached in a Cul-de-sac location
- Excellent catchment area for Stanton Road Primary School and Poulton Lancelyn Primary School.
- Good transport links nearby via road and rail including regular services from Spital Station for Liverpool and Chester.
- Food and drink hot spots in easy reach and plenty of other amenities in walking distance.
- Entrance Hall, Living Room, Fully Fitted Kitchen, Dining Room, Conservatory, Downstairs WC

Tenure: Freehold EPC Rating: D  
Council Tax Band: E



Please note the marker reflects the postcode not the actual property

**view this property online** [jonesandchapman.co.uk/Property/BEB110320](https://jonesandchapman.co.uk/Property/BEB110320)



Property Ref:  
BEB110320 - 0012

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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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