



Caulfield Drive, Greasby Wirral CH49 1SN

welcome to

Caulfield Drive, Greasby Wirral

Look no further than this beautiful semi detached home just a short distance from Coronation park and offering the buyer a quality home in a quality location !!



Property Description

This superb extended semi-detached home has a bright entrance hall with access through to the lounge to the front and the extended rear lounge.

The kitchen has fitted modern units with appliances which is a great family area and has access to the side of the property.

Upstairs are three good sized bedrooms and a modern bathroom suite in keeping with these homes. In addition, there is a boarded and carpeted loft room accessed via pull down ladders.

The property shines outside. The front garden is lawned with a driveway to the side and this leads to the garage.

The rear garden is full of flower and shrub borders and is a mature garden having been cared for over a number of years.

You can only appreciate this property from a viewing, so call us today to arrange.

Porch

Entrance Hall

14' 7" x 7' 8" (4.45m x 2.34m)

Lounge

13' 3" 11 x 11' 7" (4.04m 11 x 3.53m)

Lounge Rear

16' 8" x 10' 4" (5.08m x 3.15m)

Modern Kitchen

13' 8" x 8' 6" (4.17m x 2.59m)

Landing

Bedroom One

16' 8" to bay x 9' 4" to robes (5.08m to bay x 2.84m to robes)

Bedroom Two

11' 4" x 10' 3" (3.45m x 3.12m)

Bedroom Three

9' 6" at longest x 7' 7" (2.90m at longest x 2.31m)

Bathroom

8' 6" x 6' 2" (2.59m x 1.88m)

Seperate Wc



view this property online jonesandchapman.co.uk/Property/GRE106055



welcome to

Caulfield Drive, Greasby Wirral

- Superb extended Semi detached home
- Three Bedrooms and Modern Bathroom
- Bright entrance hall
- Lounge and extended lounge to rear
- Fitted modern extended kitchen with appliances

Tenure: Freehold EPC Rating: D

Council Tax Band: C

£363,000



This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.focalagent.com



Please note the marker reflects the postcode not the actual property

view this property online jonesandchapman.co.uk/Property/GRE106055



Property Ref:
GRE106055 - 0005

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 677 9473



Greasby@jonesandchapman.co.uk



142 Greasby Road, Greasby, Merseyside, CH49 3NQ



jonesandchapman.co.uk