









welcome to

Mount Grove, Oxton Birkenhead

IMPRESSIVE FIRST TIME BUYER AND INVESTOR OPPORTUNITY!

This two bed Mid-Terraced house is ready for occupation without delay! Call today to arrange a viewing and avoid disappointment. NO ONWARD CHAIN!













Property Description

Jones and Chapman are delighted to bring this Two Bedroom Mid Terrace property to market. Boasting two spacious bedrooms, this home is ready for occupation without delay!

Located in the popular residential town of Birkenhead, the property is surrounded with local amenities and excellent transport links, as well as a local primary school located across from the home.

Perfect for first time buyers and investors, this property features two generous receptions and fitted kitchen leading to low maintenance rear yard. Upstairs features two well-lit fully carpeted bedrooms, and a fully tiled three piece family bathroom.

Being sold with NO ONWARD CHAIN, this property is not one to be missed. Call us today to book in your viewing to avoid disappointment!

Entrance Hall Lounge

10' 3" \times 9' 8" plus bay ($3.12m \times 2.95m$ plus bay) Double glazed window to the radiator.

Dining Room

14' 3" x 14' 1" (4.34m x 4.29m) Double glazed window and radiator. Staircase to the first floor.

Kitchen

10' 3" x 6' 5" (3.12m x 1.96m)

Fitted kitchen comprising wall and base cupboards, sink and drainer unit and work surfaces. Electric oven, induction hob and plumbing for a washing machine.

First Floor Landing

From the dining room the staircase leads to the first floor landing with access to the bedrooms and bathroom.

Bedroom One

13' 7" x 9' 9" (4.14m x 2.97m) Two double glazed windows and a radiator.

Bedroom Two

14' 4" x 7' 7" (4.37m x 2.31m) Double glazed window and radiator.

Bathroom

Three piece bathroom suite comprising bath with shower over, wash hand basin and WC. Radiator and double glazed window.



This floorplan is for illustrative purposes only and is not drawn to scale. Measurements, floor-areas, openings and orientations are approximate. They should not be relied upon for any purpose and do not form any part of an agreement. No liability is taken for any error or mis-statement. All parties must rely on their own inspections.





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- COUNCIL TAX BAND: A
- NO ONWARD CHAIN
- TWO SIZEABLE BEDROOMS
- TWO RECEPTION ROOMS
- ACROSS THE ROAD FROM A LOCAL PRIMARY SCHOOL

Tenure: Freehold EPC Rating: D

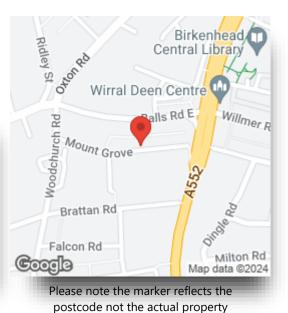
offers in the region of

£105,000









view this property online jonesandchapman.co.uk/Property/PTN114647



Property Ref: PTN114647 - 0008 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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