



Hoylake Road, Birkenhead, CH41 7BU

welcome to

Hoylake Road, Birkenhead

Attention First Time Buyers & Investors! Three-bedroom Semi-Detached House located in the very popular residential area and being sold with NO ONWARD CHAIN! Would be perfect to move straight into or to add to your Portfolio. Call now to avoid disappointment!



Property Description

Jones & Chapman are pleased to present this Three-bedroom Semi-Detached house with NO ONWARD CHAIN! Fantastic opportunity to create a new home for yourself or to add to your portfolio. Call now to avoid disappointment. Briefly comprising, to the ground floor a lounge, kitchen/diner and a downstairs bathroom. To the first floor are the properties 3 bedrooms. To the rear is the garden laid mainly to lawn.

Lounge

17' 2" x 10' 8" (5.23m x 3.25m)

Front and rear facing double glazed windows, TV point and radiator.

Kitchen/ Diner

16' 9" x 9' 5" (5.11m x 2.87m)

Front and rear facing double glazed windows, gas cooker, wall and base units, plumbing for washing machine, worktops, sink with drainer, boiler and understairs cupboard.

Bathroom (ground Floor)

Three-piece bathroom suite comprising bath with shower over, wash hand basin and WC. Shaver point and double-glazed window with side facing aspect.

Bedroom 1

16' 9" x 10' 9" (5.11m x 3.28m)

Front facing double glazed window and radiator.

Bedroom 2

12' 9" x 7' 7" (3.89m x 2.31m)

Double glazed window with front facing aspect and radiator.

Bedroom 3

9' 5" x 6' 6" (2.87m x 1.98m)

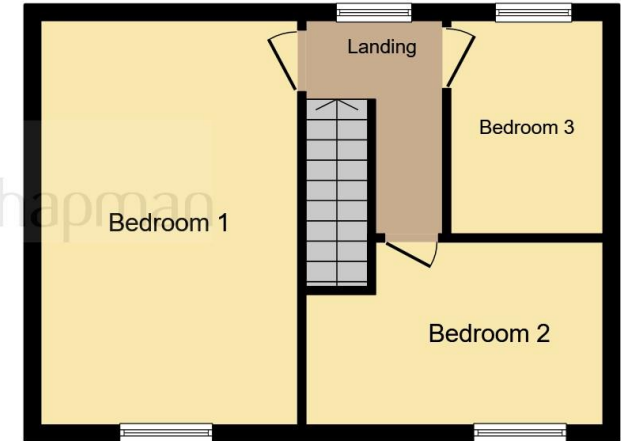
Rear facing double glazed window and radiator.

Rear Garden

Patio and Lawn. Timber panelled fences to boundaries.



Ground Floor



First Floor

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.



view this property online jonesandchapman.co.uk/Property/PTN114895



welcome to

Hoylake Road, Birkenhead

- Attention First Time Buyers & Investors
- Three Bed Semi-Detached House
- Rear Garden
- NO ONWARD CHAIN
- Council Tax Band: A

Tenure: Freehold EPC Rating: D

offers over

£95,000



Please note the marker reflects the postcode not the actual property

view this property online [jonesandchapman.co.uk/Property/PTN114895](https://www.jonesandchapman.co.uk/Property/PTN114895)



Property Ref:
PTN114895 - 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



0151 608 2287



Prenton@jonesandchapman.co.uk



349 Woodchurch Road, Prenton, PRENTON,
Merseyside, CH42 8PE



[jonesandchapman.co.uk](https://www.jonesandchapman.co.uk)