



Yelverton Road, Tranmere, Birkenhead, CH42 6PF

welcome to

Yelverton Road, Tranmere Birkenhead

This two-bedroom end of terrace house in an extremely popular location is ready to be sold with no onward chain! First time buyers get out your mood boards and investors get out your calculators!



Property Description

Bay fronted with a distinctive exterior this property is the perfect combination of a blank canvas with no heavy lifting left to do.

Sandwiched between Mersey and Victoria Park this is a supremely popular residential location due its proximity to local amenities and its great transport links.

Downstairs we have the lounge at the front of the property dominated by that characteristic bay window. Behind the lounge we have the dining room with an adjoining kitchen and the rear door leading out into the yard, which is ready to be transformed into a sheltered oasis by some fairy lights and a few leafy plants.

The open staircase is situated in the dining room and takes us up to the landing with doors to the master bedroom at the front of the property - lit by the second big bay window - the second bedroom in the middle and to the rear the family bathroom.

If you are looking for a manageable project, look no further! This property will appeal to a variety of buyers so book a viewing today to ensure that you don't miss out!

Lounge

12' 9" x 11' 8" (3.89m x 3.56m)

Double glazed window, radiator.

Kitchen

6' 6" x 6' 4" (1.98m x 1.93m)

Wall and base units, plumbing for washing machine, sin, gas hob with electric cooker. Double glazed window to rear.

Dining Room

11' 9" x 11' 7" (3.58m x 3.53m)

Double glazed window and radiator.

Bedroom One

12' 6" x 11' 8" (3.81m x 3.56m)

Double glazed window and radiator.

Bedroom Two

11' 9" x 6' 6" (3.58m x 1.98m)

Double glazed window and radiator.

Bathroom

Three piece-suite, including shower over bath, w/c and wash hand basin. Double glazed window and half tiling.



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



view this property online jonesandchapman.co.uk/Property/PTN115377



welcome to

Yelverton Road, Tranmere Birkenhead

- Two Bedroom End of Terrace
- Council Tax Band - B
- Popular residential Location
- Enclosed Rear Yard
- Characteristic Bay Windows

Tenure: Freehold EPC Rating: E

offers in the region of

£85,000



Please note the marker reflects the postcode not the actual property

view this property online jonesandchapman.co.uk/Property/PTN115377



Property Ref:
PTN115377 - 0004

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 608 2287



Prenton@jonesandchapman.co.uk



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



jonesandchapman.co.uk