



**Arthur Street, Birkenhead, CH41 4JD**



**welcome to**

**Arthur Street, Birkenhead**

Between the stars and through the clouds and over the fields we roam, but no matter where we drift.... There is really no place like home!! And this three-bedroom home could be the one you have been waiting for?!

Call us today to secure a viewing!



## Property Description

No chain... Your Gain!!

Boasting a well-appointed and flexible living accommodation throughout inclusive of open plan living, a lounge, a fitted kitchen through to diner. There are three bedrooms, all of which are of good size. A particular feature of this home is the fantastic room proportion, combined with an impressive rear yard with ample storage, which is great for entertaining. This property is a must see with no chain and an early inspection is strongly recommended. Home is where the heart is and this will most certainly grab your heart.

### Entrance Porch

With door to the front.

### Entrance Hall

Double-glazed door and window to the front.

### Lounge

13' x 15' 5" (3.96m x 4.70m)

Double-glazed bay window to the front, electric fireplace and television connection point.

### Dining Room

11' 8" x 13' 2" (3.56m x 4.01m)

Double-glazed window and double-glazed patio door to the rear.

### Kitchen

6' 8" x 9' 5" (2.03m x 2.87m)

Fitted kitchen comprising wall and base cupboards, sink and drainer unit with mixer taps, and complementary work surfaces with tiled splash backs. Electric oven, gas hob and plumbing for a washing machine. Double-glazed window to the rear.

## First Floor Landing

### Bedroom One

12' 1" x 15' 7" (3.68m x 4.75m)

Double-glazed bay window to the front, fitted wardrobes, and built-in cupboard housing the combination boiler.

### Bedroom Two

12' 2" x 13' 2" (3.71m x 4.01m)

Double-glazed window to the rear and built-in wardrobes.

### Bedroom Three

6' 6" x 8' 8" (1.98m x 2.64m)

Double-glazed window to the front.

### Bathroom

Three-piece bathroom suite comprising bath with mixer taps and shower, pedestal wash hand basin and WC. Double-glazed window to the rear.

### Outside

### Rear Yard

Rear yard with patio and gravel areas, wash hand basin and rear access.

### Out-Building

Brick and tile-built outbuilding with single-glazed window to the side, power and lighting.



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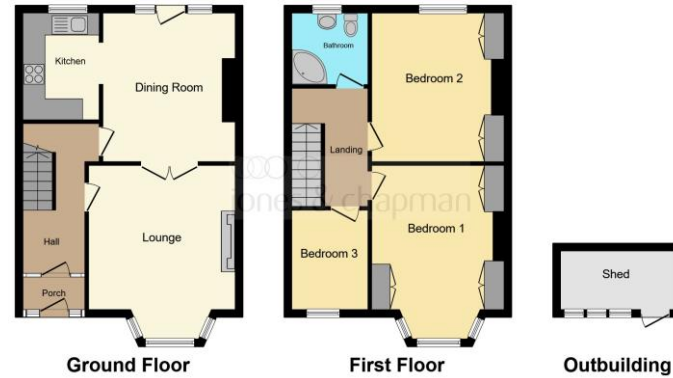
welcome to

## Arthur Street, Birkenhead

- Council Tax Band A
- Three Bedroom Mid Terraced House
- Lounge
- Dining Room
- Kitchen

Tenure: Freehold EPC Rating: C

£120,000



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



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Property Ref:  
PTN115965 - 0004

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