



Bedford Road, Rock Ferry, Birkenhead, CH42 2AS

welcome to

Bedford Road, Rock Ferry Birkenhead

Salute au Monde...

Authentic, Stylish, Traditional yet Modern...This property will have you in complete awe!

A picture paints a 1000 words and this humble abode will want you seeing more, deceptively spacious, and styled with precision, this will certainly be



Property Description

Words cannot describe the perfection the eyes see, and this is perfection, with walk-in WOW factor!!

This home is ready for a new family to start making new memories. Situated off the highly sought after Bedford Road,

This attractive property is hidden behind its front door, and wow what a find!! Through the front door is the welcoming entrance hallway, which has access to the basement and leads off to the lounge and then through to the kitchen / diner, which is more than spacious, the rear garden is accessed from the utility room. Upstairs there are three good sized bedrooms on split level floors, and a traditional yet modern bathroom which also houses the most magnificent reclaimed old school porcelain wash basin which really completes the style of this room. Outside there is a lawn, a patio which in the summer months captures the sun making it ideal for al fresco dining.

This property is an absolute credit to its current owners. Viewing is highly advised.

Entrance Hall

Door to the front with a single-glazed window, radiator, and access to the cellar.

Lounge

15' 11" x 12' 5" (4.85m x 3.78m)

Single-glazed window to the front, radiator and wood burner.

Kitchen

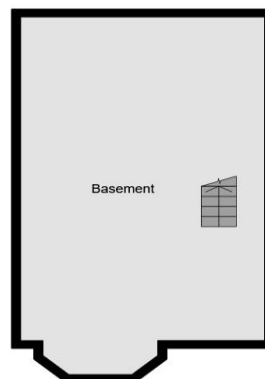
14' 8" x 11' 10" (4.47m x 3.61m)

Fitted kitchen comprising wall and base cupboards, sink and drainer unit, and work surfaces. Gas cooker. Radiator and single-glazed window to the rear.

Utility Room

6' 3" x 10' 5" (1.91m x 3.17m)

Comprising sink and drainer unit and plumbing for a washing machine. Radiator, double-glazed window to the rear, and a single-glazed door to the rear.



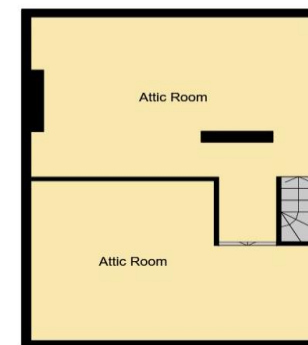
Basement



Ground Floor



First Floor



Second Floor

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

First Floor Landing

Door access to the loft.

Bedroom One

13' 3" x 14' 8" (4.04m x 4.47m)

Double-glazed window to the front, radiator, and built-in cupboard.

Bedroom Two

14' 5" x 14' 3" (4.39m x 4.34m)

Double-glazed window to the rear and radiator.

Bedroom Three

18' 10" x 10' 4" (5.74m x 3.15m)

Double-glazed window to the rear and radiator.

Bathroom

Comprising bath and shower, porcelain wash hand basin set within vanity unit, and WC. Radiator and double-glazed window to the front.

Outside

With rear garden

Rear Garden

The rear garden with lawn, patio, and mature garden borders.



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welcome to

Bedford Road, Rock Ferry Birkenhead

- Three Bedroom Terraced House
- Lounge
- Kitchen & Utility Room
- Bathroom
- Rear Garden

Tenure: Freehold EPC Rating: C

Council Tax Band: A

£120,000



Please note the marker reflects the postcode not the actual property

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Property Ref:
PTN115284 - 0004

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