



Downing Close, Prenton, CH43 5XQ

jones & chapman

welcome to

Downing Close, Prenton

'Never judge a book by its cover' Rarely available and arguably occupying one of the best positions on Downing Close, this impressive apartment is set back from the road and is immaculate! An apartment of impressive proportion and a must view!!



Property Description

Simply Stunning!

Situated in a highly sought after location, is this beautiful upper floor flat. Ready for you to pack your bags and move straight in.

Upon entering you will notice that this apartment is not shy when it comes to storage. There is a large living room which can also double up as a dining area. The kitchen is fitted and of good size. There are two good sized bedrooms both with built in wardrobes, and a modern style bathroom. The property benefits from a garage. This is a perfect home for you to settle in to.

The whole flat is bright and airy and has space in abundance!

Book your viewing today with our Prenton Team today.

Entrance Hall

With storage closet and electric fan.

Lounge

16' x 11' (4.88m x 3.35m)

With double glazed window to front aspect, electric heater, and television point.

Kitchen

11' 3" x 11' 4" (3.43m x 3.45m)

With wall and base units with complimentary worktops, induction stove with electric oven, washing machine, electric radiator and double-glazed window to rear aspect.

Bedroom One

11' x 7' 3" (3.35m x 2.21m)

With double glazed window to front aspect, built in wardrobe and electric radiator.

Bedroom Two

10' 1" x 11' 9" (3.07m x 3.58m)

With double glazed window to front aspect, built in wardrobe and electric radiator.

Bathroom

With bath with overhead shower, vanity wash hand basin, w/c, extractor fan, part tiled and towel radiator.



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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Downing Close, Prenton

- Two Bedroom Upper Floor Flat
- Lounge
- Kitchen
- Bathroom
- Communal Gardens

Tenure: Leasehold EPC Rating: E

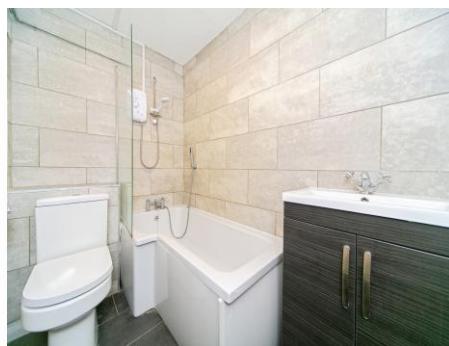
Council Tax Band: A Service Charge: 960.00

Ground Rent: Ask Agent

This is a Leasehold property with details as follows; Term of Lease 950 years from 21 Jan 1977.
Should you require further information please contact the branch. Please Note additional fees
could be incurred for items such as Leasehold packs.

offers in the region of

£115,000



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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.



Property Ref:
PTN116031 - 0006



Please note the marker reflects the
postcode not the actual property



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