



**Urmson Road, Wallasey, CH45 7LQ**

**welcome to**

**Urmson Road, Wallasey**

Jones and Chapman are delighted to bring you this two bedroom, three storey house situated in a highly sought after location. Close to local amenities, schools and transport links. Call us now to avoid missing out!



## Property Description

Jones and Chapman are proud to bring you this two bedroom semi-detached house situated in the idyllic location of Liscard. The property does require some updating / renovation but could make an incredible family home! Briefly, this house consists of a large lounge to the front of the property and open plan dining / kitchen area to the rear. Upstairs on the first floor, you will find two generous bedrooms and a family bathroom. The property also boasts a large cellar space, currently consisting of three good sized rooms that could be converted into additional living space. Externally there is a large patio courtyard. In a fantastic catchment area for both primary and secondary schools, with local amenities and transport links nearby, this property is sure to be popular so call now to avoid disappointment!

## Entrance Hall

UPVC double glazed door, solar panel control, radiator and carpet.

## Lounge

14' 3" into bay x 11' 8" max ( 4.34m into bay x 3.56m max )

UPVC double glazed bay window to front, gas fire, radiator, meter cupboard and carpet.

## Dining Room

12' 11" x 10' 3" max ( 3.94m x 3.12m max )

UPVC double glazed window to rear, gas fire, radiator and carpet.

## Kitchen

8' 9" x 6' 6" ( 2.67m x 1.98m )

Sink, part tiled walls, vinyl flooring and UPVC double glazed window to rear.

## Basement

14' 7" x 11' 11" ( 4.45m x 3.63m )

Basement.

## Office

8' 11" x 6' 10" ( 2.72m x 2.08m )

Boiler and UPVC double glazed window to rear.

## Laundry Room

12' 6" x 10' 3" ( 3.81m x 3.12m )

Sink, UPVC double glazed window to rear and UPVC half double glazed door to rear.

## Bedroom One

16' 4" max x 12' 3" max ( 4.98m max x 3.73m max )

Two UPVC double glazed windows to front, two fitted storage, radiator and carpet.

## Bedroom Two

13' x 10' 2" max ( 3.96m x 3.10m max )

UPVC double glazed window to rear, radiator and carpet.

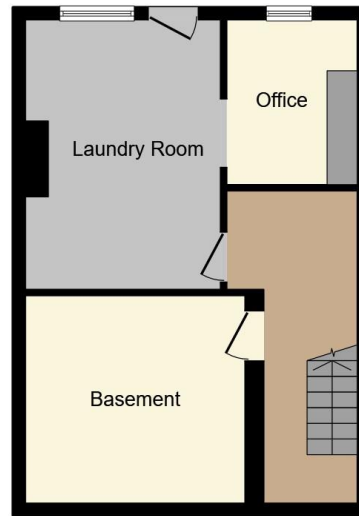
## Bathroom

WC, sink and bath with electric shower. Radiator, airing cupboard, vinyl flooring and UPVC double glazed window to rear.

## Outside

### Rear Garden

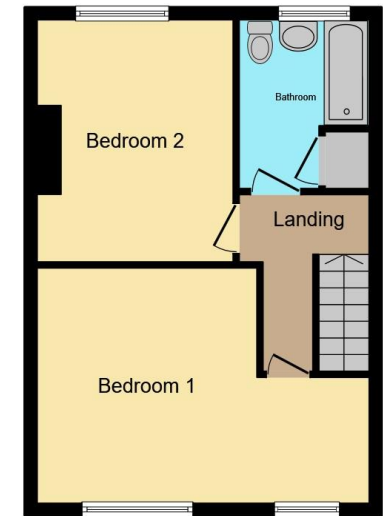
Patio courtyard, brick walls and wooden gate offering side access.



**Basement**



**Ground Floor**



**First 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](http://www.focalagent.com)



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welcome to

## Urmson Road, Wallasey

- Council Band: A
- End Terraced Property
- Two Bedrooms
- Requires Updating but Perfect Project / Family Home
- Close to Local Amenities, Schools & Transport Links

Tenure: Freehold EPC Rating: C

# £180,000



Please note the marker reflects the postcode not the actual property

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Property Ref:  
WAL110766 - 0002

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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.

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