



**Rullerton Road, Wallasey, CH44 5XQ**



**welcome to**

## **Rullerton Road, Wallasey**

This deceptively spacious, traditional property does require some updating however offers fantastic accommodation that needs to be appreciated with an internal inspection. This would make an ideal first time buy or investment and a viewing is essential!.



### Property Description

Jones and Chapman are delighted to bring you this end terraced property situated in the highly sought after location of Rullerton Road. Offering two large reception rooms, kitchen, downstairs bathroom and good sized courtyard. Upstairs are two double bedrooms and family bathroom. Located in an excellent catchment area for both Primary and Secondary schools and a stone's throw from the amenities and transport links in Liscard. The property does require some renovation but could make the ideal family home. Sure to be a popular property, call us today or pop into the Wallasey Branch to arrange a viewing!

### Entrance Hall

UPVC double glazed door, meter cupboard, radiator and laminate flooring.

### Lounge

19' 1" into bay x 15' 10" max ( 5.82m into bay x 4.83m max )

UPVC double glazed bay window to front, UPVC double glazed window to front, log burner and two radiators

### Dining Room

14' 11" x 11' 6" max ( 4.55m x 3.51m max )

UPVC double glazed window to front, log burner, radiator and laminate flooring.

### Kitchen

10' 9" x 7' 10" ( 3.28m x 2.39m )

Comprising sink, gas hob and cooker-hood. UPVC double glazed window to side and wood framed single glazed door.

### Downstairs Bathroom

WC, sink and bath with overhead shower. Towel radiator, tiled walls and tiled floor. UPVC double glazed window to side.

### Landing

UPVC double glazed window to front and wooden floor.

### Bedroom One

11' 10" x 11' 7" max ( 3.61m x 3.53m max )

UPVC double glazed window to front, radiator and carpet.

### Bedroom Two

10' 3" x 7' 11" ( 3.12m x 2.41m )

UPVC double glazed window to front, radiator and wood floor.

### Bathroom

WC, sink and bath with overhead shower. Towel radiator, tiled walls, vinyl flooring and UPVC double glazed window to side.

### Outside

#### Rear Garden

Patio courtyard, brick walls and wooden gate providing front access.



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## **Rullerton Road, Wallasey**

- Council Tax Band: B
- End Terraced Property
- Two Bedrooms
- Two Bathrooms
- Close to Local Amenities, Schools & Transport Links

Tenure: Freehold EPC Rating: D

# £130,000



Please note the marker reflects the  
postcode not the actual property

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Property Ref:  
WAL110970 - 0006

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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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