



Kinross Road, Wallasey, CH45 8LJ

welcome to

Kinross Road, Wallasey

Perfect for those looking to put their own stamp on a property. Generous living space in a desirable location, this property could make the ideal family home. Call us today to arrange a viewing!



Property Description

Jones and Chapman are delighted to bring you this spacious four-bedroom detached property on the desirable Kinross Road. This home offers a fantastic opportunity for buyers looking to create their dream space. With its own driveway and garage, this property provides ample parking and storage. Inside, the home boasts expansive living areas, perfect for family life or entertaining guests. It has a modern downstairs bathroom and a family bathroom upstairs with separate WC. Although in need of some modernisation, the potential here is undeniable, offering a chance to add personal touches and increase value. Externally, there is a large well maintained garden. Situated in a well-connected and desirable area of Wallasey, it is close to local amenities, schools, and transport links. A must-see for those seeking space, character, and opportunity! Council Tax Band: E

Entrance Porch

UPVC double glazed door and tiled floor.

Entrance Hall

Wood framed single glazed door, radiator and carpet.

Living Room

25' 2" max x 15' 4" max (7.67m max x 4.67m max)
UPVC double glazed window to front, two radiators, carpet and UPVC double glazed door to rear.

Kitchen

12' 10" x 11' 11" (3.91m x 3.63m)
Sink, freestanding electric cooker with electric hob. Boiler, plumbing for washing machine, part tiled walls, radiator and carpet. Fitted wall and base units. UPVC double glazed window to rear and UPVC double glazed door to side.

Downstairs Bathroom

WC, sink and electric shower. Towel radiator, part tiled walls and vinyl flooring, UPVC double glazed window to side.

Landing

UPVC double glazed window to front, storage cupboard and carpet.

Bedroom One

13' 9" x 12' 3" max (4.19m x 3.73m max)
UPVC double glazed window to front, radiator, fitted wardrobes and carpet.

Bedroom Two

12' 5" x 11' 1" (3.78m x 3.38m)
UPVC double glazed window to rear, radiator and carpet.

Bedroom Three

10' 3" x 8' 3" (3.12m x 2.51m)
UPVC double glazed window to rear, radiator and carpet.

Bedroom Four

11' 7" max x 8' 3" (3.53m max x 2.51m)
UPVC double glazed window to front, radiator and carpet.

Bathroom

Sink and bath with overhead shower. Tiled walls, radiator and carpet.

Separate W.C

WC, vinyl flooring and UPVC double glazed window to side. Loft access.

Outside

Paved Driveway.

Rear Garden

Lawn, paved patio area and wooden fences.

Garage

7' 9" x 7' 8" (2.36m x 2.34m)
Up and over door, electric power, UPVC double glazed window to side and UPVC double glazed door to side.



view this property online jonesandchapman.co.uk/Property/WAL111060



welcome to

Kinross Road, Wallasey

- Detached Property
- Four Generous Bedrooms
- No Onward Chain
- Private Driveway & Garage for storage

Tenure: Freehold EPC Rating: E
Council Tax Band: E

£325,000



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



Please note the marker reflects the postcode not the actual property

view this property online jonesandchapman.co.uk/Property/WAL111060



Property Ref:
WAL111060 - 0005

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.

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.

jones & chapman



0151 630 4717



Wallasey@jonesandchapman.co.uk



108 Wallasey Road, WALLASEY, Merseyside,
CH44 2AE



jonesandchapman.co.uk