



Coronation Avenue, Wallasey CH45 5EL

welcome to

Coronation Avenue, Wallasey

ATTENTION INVESTORS AND FIRST TIME BUYERS! Are you looking for a fabulous first home or excellent buy to let opportunity? This first floor two bedroom apartment in a purpose-built complex could be perfect for you! Being Sold with No Onward Chain. Call us today to book a viewing!



Property Description

ATTENTION INVESTORS AND FIRST TIME BUYERS! Are you looking for a fabulous first home of excellent buy to let opportunity? This well presented two bedroom first floor apartment in a purpose-built complex, boasting allocated off-road parking and a close proximity to ever-popular New Brighton could be perfect for you! A short stroll from the beautiful Vale Park and just a few minutes' drive from the leisure complex Marine Point and New Brighton promenade moreover, it is close to bus and train routes into Liverpool City Centre and across the Wirral. Being Sold with No Onward Chain. Call us today to book a viewing!

Agents Note

Agents Note; Please be aware that the information we have about this property is limited. If there is any point which is of particular importance to you, please contact the branch and we will endeavour to check for you, especially if you are contemplating travelling some distance to view the property.

Lounge/Kitchen

19' 5" max x 13' 8" max (5.92m max x 4.17m max)
Lounge area: UPVC double glazed window to front, two radiators and carpet.
Kitchen area: Sink, electric oven, gas hob and cooker-hood. Part tiled walls and vinyl flooring.

Landing

Carpet, radiator and Loft access.

Bedroom One

12' 9" max x 9' 7" max (3.89m max x 2.92m max)
UPVC double glazed window to rear, radiator and carpet.

Bedroom Two

10' 4" max x 10' 3" max (3.15m max x 3.12m max)
UPVC double glazed window to front, storage cupboard, radiator and carpet.

Bathroom

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

Outside

Allocated Parking.

Front Garden

Communal Garden.



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Coronation Avenue, Wallasey

- Council Tax Band: B
- Two Bedroom First Floor Apartment
- Being Sold with No Onward Chain
- Allocated Parking Space
- Close to Local Amenities & Transport Links

Tenure: Leasehold EPC Rating: C

Council Tax Band: B Service Charge: Ask Agent

Ground Rent: Ask Agent

This is a Leasehold property. We are awaiting further details about the Term of the lease. For further information please contact the branch. Please note additional fees could be incurred for items such as Leasehold packs.

£115,000



Please note the marker reflects the postcode not the actual property

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Property Ref:
WAL111143 - 0003

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.

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