



*Spencer.*

**7, Chorley Avenue, Fulwood, S10 3RP**

Buy ———  
this well maintained and presented four bedroom  
detached family home with a wealth of further  
potential

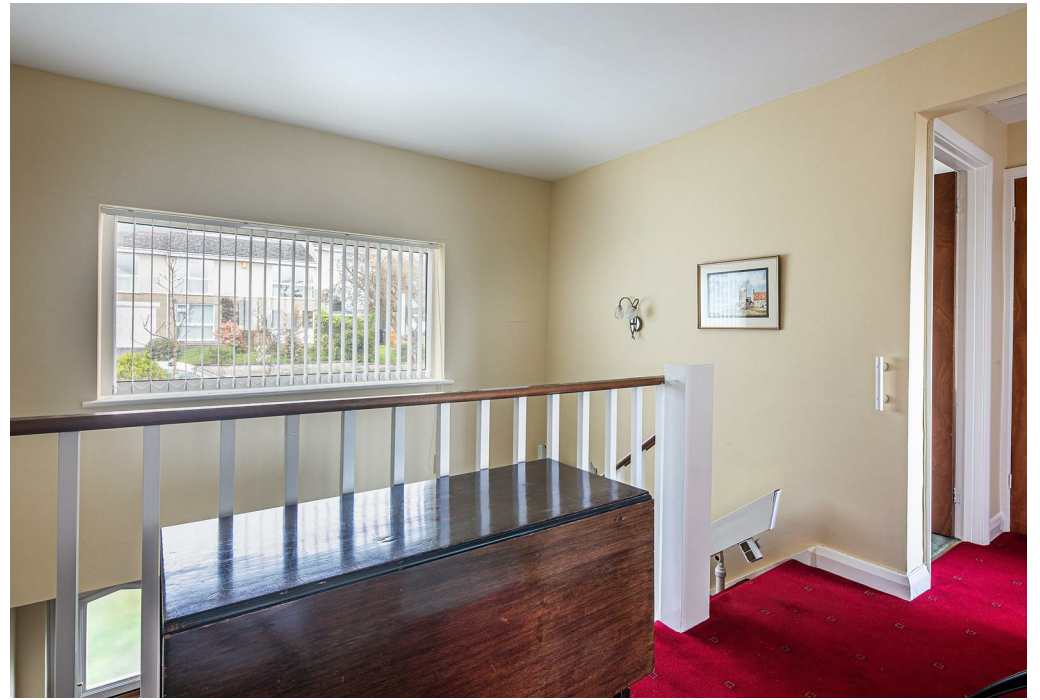
——— from *Spencer.*

- Available with no chain
- Beautifully presented but full of further potential
- Light and airy detached family home with enclosed rear garden
- Four bedrooms and ample living space with great views
- Large attic room ideal for conversion
- Undercroft storage suitable for further conversion if required
- Garage and driveway
- Council Tax - F
- EPC- D
- What three words///many.leaned.common



**£610,000**

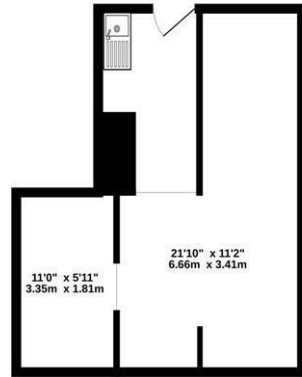




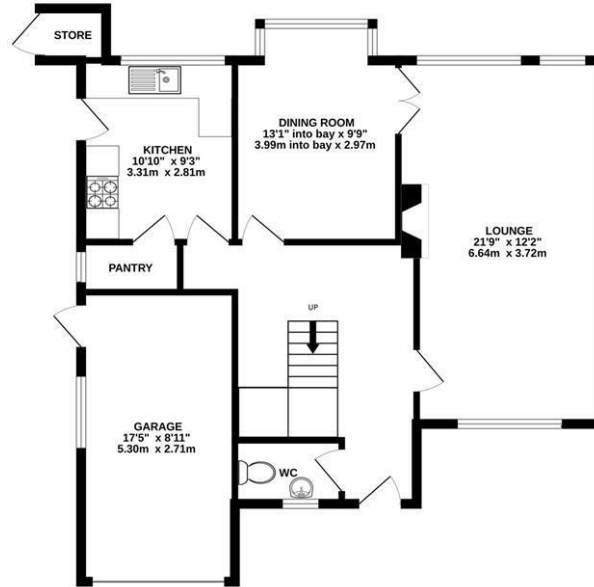


# Floorplan

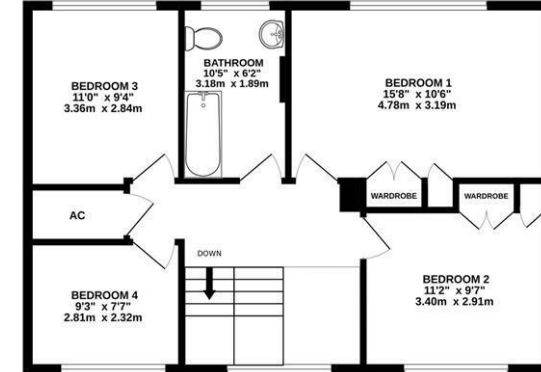
BASEMENT



GROUND FLOOR - ROOM HEIGHT = 2.41M



1ST FLOOR - ROOM HEIGHT = 2.31M



THE GARAGE & BASEMENT ARE NOT INCLUDED IN THE TOTAL FLOOR AREA

TOTAL FLOOR AREA : 1399sq.ft. (130.0 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.  
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