



17 Lancaster Avenue, Wallasey, CH45 7LP Offers In The Region Of £109,950

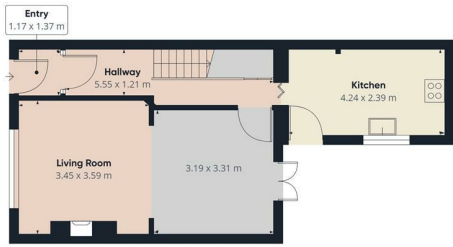


A new addition to a busy sales market is this mid terrace property situated a stones throw from local shops, transport links and schools. In brief the property comprises of two bedrooms, two reception rooms, family kitchen, bathroom and rear yard. The property also benefits from gas central heating and double glazing. VieWIng essential! EPC Rating D

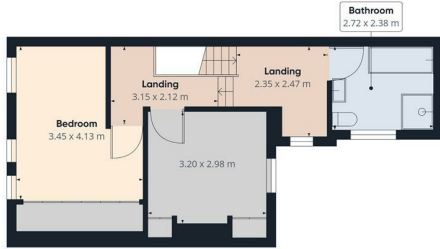
- Two Bedrooms
- Mid Terrace Property
- Two Reception Rooms
- Family Kitchen
- Bathroom
- Double Glazing
- Gas Central Heating
- Rear Yard
- EPC Rating D

Viewing

To arrange a viewing on this property or require further information please contact one of our team on 0151 638 6313



Floor 0



Floor 1

Approximate total area⁽¹⁾
84.16 m²

(1) Excluding balconies and terraces

While every attempt has been made to ensure accuracy, all measurements are approximate, not to scale. This floor plan is for illustrative purposes only.

GRAFFTE360



Energy Efficiency Rating		Current	Potential
Vary energy efficient - lower running costs			
(92 plus) A			
(81-91) B			
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	



These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.

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