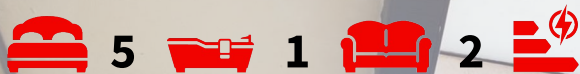




13 Virginia Road, Wallasey, CH45 2LH Offers In The Region Of £170,000



In need of a full refurbishment is this mid terrace property situated in the heart of New Brighton close to the promenade. This great sized family home comprises of five bedrooms, two reception rooms, kitchen, utility room and rear yard. The property also benefits from gas central heating and double glazing. This property oozes potential and needs to be seen to be appreciated! EPC Rating E

- Five Bedrooms
- Mid Terrace Property
- Two Reception Rooms
- Kitchen
- EPC Rating E
- Family Bathroom
- Double Glazing
- Gas Central Heating
- Rear Garden
- Sought After Location

Viewing

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



Approximate total area
155.53 m²

Reduced headroom
8.31 m²

(1) Excluding balconies and terraces

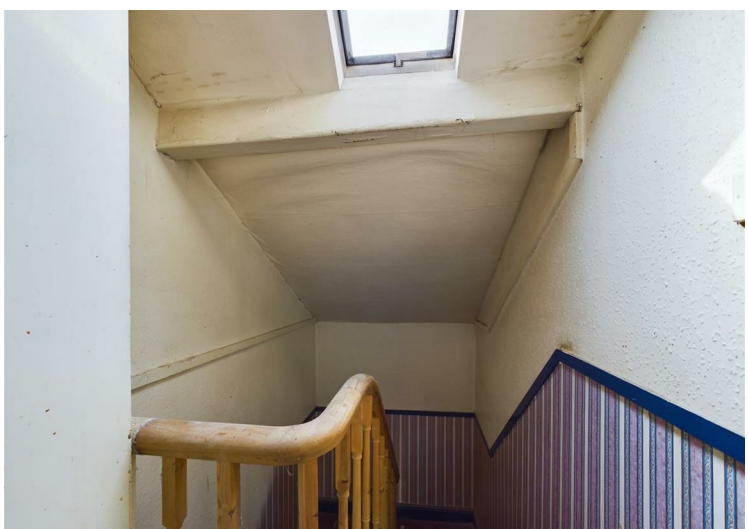
Reduced headroom (below 1.5m/4.92ft)

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

GRAFFE360



Energy Efficiency Rating		Current	Potential
Very 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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