



37 Grove Road, Wallasey, CH45 3HF £1,700 Per Calendar Month

 4  3  3  F

A stunning four-bedroom semi-detached family home located on Grove Road in Wallasey. This property boasts three reception rooms and three bathrooms, providing ample space for comfortable living.

With a generous 1,625 sq ft of living space, this home offers plenty of room for the whole family to enjoy. The off-road parking ensures convenience, while the rear garden provides a lovely outdoor space for relaxation and entertaining.

Situated close to local transport links, commuting will be a breeze for residents of this property. Additionally, being just a short walk from New Brighton promenade means that leisurely strolls by the sea are right at your doorstep.

Don't miss out on the opportunity to make this wonderful property your new home. Contact us today to arrange a viewing and experience the charm of Grove Road for yourself.

EPC Rating F

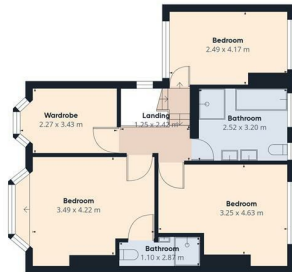
- Four Bedrooms
- Semi Detached Property
- Three Reception Rooms
- Modern Kitchen
- Modern Bathroom
- Rear Garden
- Off Road Parking
- Sought After Location
- EPC Rating TBC

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*
143.37 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. Calculations are based on RICS IPMS 3C standard.

GIRAFPE 360



Energy Efficiency Rating

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	32	
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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