



Barrington Road, Wallasey, CH44 9BP

welcome to

Barrington Road, Wallasey

Jones & Chapman are delighted to present this traditional mid-terrace home with fantastic opportunity. While the property requires some updating and modernisation, it boasts a wealth of character and original features just waiting to be appreciated by its new owners.



Property Description

Upon entering you are welcomed into the entrance hallway, which immediately sets the tone for the generous proportions found throughout. The layout flows naturally into two separate reception rooms, offering versatility for modern family life. The front-facing living room is a particular highlight, bathed in natural light from a large bay window. Moving through to the dining room, there is ample space for a substantial family table, making it ideal for dinner parties. This room leads seamlessly into the kitchen. Heading upstairs, the landing leads to three well-proportioned bedrooms and the family bathroom. Externally, the property offers a good-sized yard. The property does require some modernisation and updating but could make an ideal family home. Call us today to arrange your viewing! Council Tax Band: A

Entrance Hall

Lounge

13' 7" into bay x 11' 8" max (4.14m into bay x 3.56m max)

Dining Room

12' 3" max x 11' 3" (3.73m max x 3.43m)

Kitchen

16' 5" x 6' (5.00m x 1.83m)

Landing

Bedroom One

14' 10" into bay x 10' 5" max (4.52m into bay x 3.17m max)

Bedroom Two

11' 6" max x 11' (3.51m max x 3.35m)

Bedroom Three

10' x 6' 11" (3.05m x 2.11m)

Bathroom

6' x 5' 9" (1.83m x 1.75m)

Outside

Rear Garden

Agents Note (1)

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.

Agents Note (2)

'There is a easement on the title, please enquire with the branch'.



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welcome to

Barrington Road, Wallasey

- Mid Terraced Property
- Three Bedrooms
- Two Reception Rooms
- No Onward Chain

Tenure: Freehold EPC Rating: Awaited
Council Tax Band: A

£125,000



Please note the marker reflects the
postcode not the actual property

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Property Ref:
WAL111617 - 0002

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.

Jones & Chapman is a trading name of Sequence (UK) Limited which is registered in England and Wales under company number 4268443, Registered Office is Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT Registration Number is 500 2481 05.


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