



St. Hughs Close, Prenton

Guide Price **£125,000**

Brennan Ayre O'Neill

Estate Agents | Surveyors | Property Managers

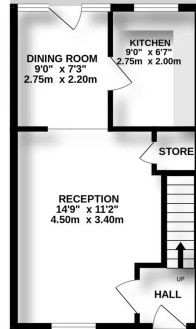
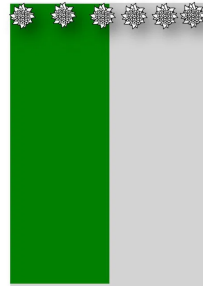
Vacant for viewing, this 'project' is ideal for a first time buyer perhaps. With off road parking, a garden and with two good sized bathrooms and a first floor bathroom, this is great opportunity for that first timer.

Close to Birkenhead Centre, with buses along the main road and with Birkenhead Park opposite, this house is well located up a short cul de sac of similar homes.

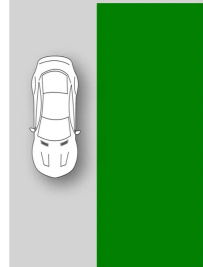
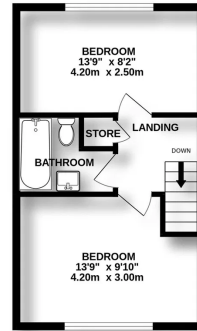




GROUND FLOOR
327 sq.ft. (30.4 sq.m.) approx.



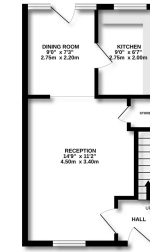
1ST FLOOR
327 sq.ft. (30.4 sq.m.) approx.



TOTAL FLOOR AREA : 655 sq.ft. (60.8 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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Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C		80 C
55-68	D	61 D	
39-54	E		
21-38	F		
1-20	G		



- 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.