House - Terraced

49 FISHER AVENUE, WHISTON, PRESCOT, L35 3PE

Asking Price

£170,000

FEATURES

- A lovely two bedroom extended mid terraced property
- Fitted kitchen with built in appliances
- Bathroom with a three piece suite
- Driveway at the front for two vehicles
- We recommend an early viewing
- Entrance hall, lounge with ceramic tiled flooring
- Dining/kitchen/orangery and a further storage room and downstairs cloaks
- Garden at the rear with paved patio
- Close to Whiston Village, local schools and Whiston Village

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2 Bedroom House - Terraced located in Prescot

Entrance Hall
Ceramic tiled flooring. UPVC part glazed door and window to the front. Stairs to the first floor accommodation. Central heating radiator.

Lounge
20'3 x 10'7
UPVC double glazed window to the front aspect. Ceramic tiled flooring. Two central heating radiators.

Kitchen
13'1 x 7'6
Ceramic tiled flooring. Fitted with a range of wall and base units comprising of cupboards, drawers and contrasting work surfaces. Integral appliances include a gas hob, electric oven and extractor hood. Plumbed for an automatic washing machine. Brick effect tiled splashbacks.

Dining kitchen/Orangery
17'5 x 9'3
UPVC double glazed french doors leading to the rear garden. Grey laminate wood effect flooring. Fitted with a 1 1/2 bowl sink unit with mixer tap. Brick effect tiled splashbacks. Glass roof.

Cloaks
Grey laminate wood effect flooring. Fitted with a two piece suite comprising of a wash hand basin and a low level wc. Xpelair fan.

Storage room
9'7 x 5'8
Ideal for a home office/playroom. UPVC double glazed window to the side.

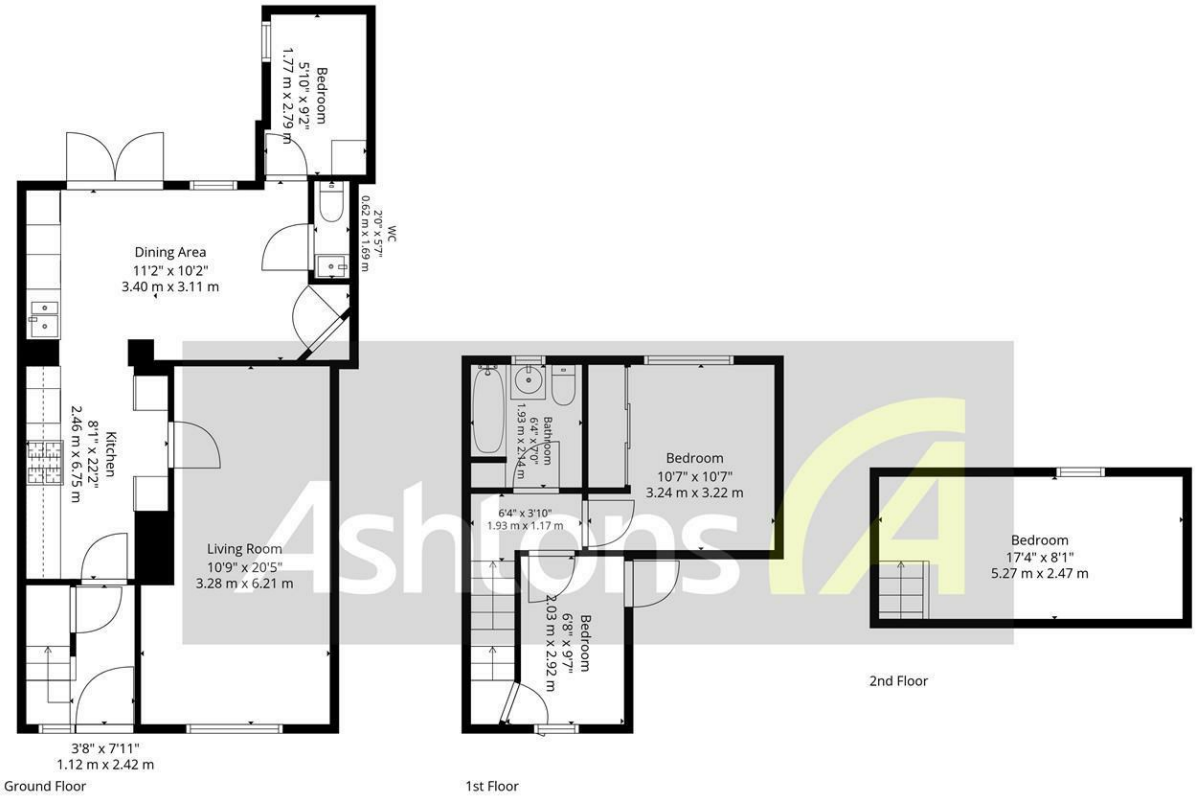
Landing
Doors to all rooms.

Bedroom One
10'6 x 10'5
UPVC double glazed window to the rear aspect. Central heating radiator. Fitted wardrobes.

Bedroom Two
Two UPVC double glazed windows to the front aspect. Central heating radiator.

Bathroom
UPVC double glazed window to the rear aspect. Fitted with a three piece suite comprising of a panelled bath with overhead shower, a white vanity unit housing a wash hand basin and a low level wc.

External
At the rear of the property is a paved patio area with a low fence divide to a paved garden.
At the front is a block paved driveway for two vehicles.



Total: 895 sq. Ft, 83 m2
Ground Floor: 593 sq. Ft, 55 M2, 1st Floor: 269 sq. Ft, 25 M2, 2nd Floor: 33 sq. Ft, 3 m2
Excluded Areas: Low Ceiling: 108 sq. Ft, 10 M2, Walls: 124 sq. Ft, 12 m2

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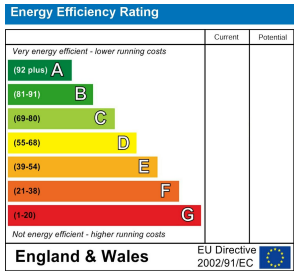

Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers are advised to recheck the measurements.

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