



Brereton Avenue, Wirral, CH63 7NH

welcome to

Brereton Avenue, Wirral

This unique three bedroom detached house sits proudly at the end of the cul-de-sac. A double fronted family home with two driveways, a large private garden to the rear and garage. Being sold with no onward chain this is a must see for anyone looking for their forever home.



Property Description

Entering the property, you're greeted by a light and airy hallway. The first of three reception rooms is a large living room to the right, the depth of the house. The second reception room is to the left and joins into the kitchen and makes for a good dining room. The generously sized kitchen offers ample counter and cupboard space for all your culinary needs. Off the kitchen is an anti-space leading outside, with utility and w/c. The final reception room, currently a dining room, is versatile for whatever you need, whether it's an extra sitting room or a playroom. Completing the downstairs accommodation is the conservatory accessed via the third reception room.

Heading upstairs, three double bedrooms are serviced by a four-piece suite family bathroom.

The rear garden is a vast space, laid to lawn with a southern aspect offering sunny joy into the evening. There are two driveways to the front separated by manicured lawn, both with dropped curbs.

Lounge

15' x 12' (4.57m x 3.66m)

Dining Room

14' 7" x 11' 11" (4.45m x 3.63m)

Kitchen

13' 9" x 13' 1" (4.19m x 3.99m)

Breakfast Room

11' x 10' 11" (3.35m x 3.33m)

First Floor

Bedroom One

15' x 10' 5" (4.57m x 3.17m)

Bedroom Two

14' 7" x 12' 11" (4.45m x 3.94m)

Bedroom Three

10' 3" x 9' 10" (3.12m x 3.00m)

Family Bathroom

11' 3" x 6' 6" (3.43m x 1.98m)



view this property online jonesandchapman.co.uk/Property/BEB110347

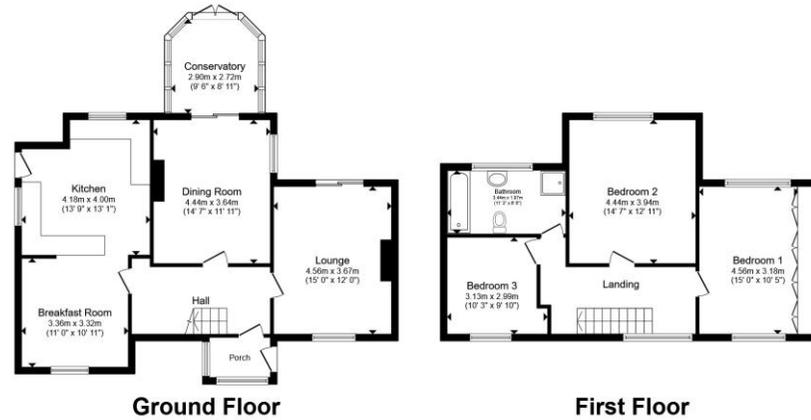


welcome to

Brereton Avenue, Wirral

- Three bedroom detached home
- Family home
- No onward chain
- Needing modernisation
- Substantial plot

Tenure: Freehold EPC Rating: E
Council Tax Band: D



£350,000

Total floor area 143.6 m² (1,545 sq.ft.) approx
This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.propertybox.io

jones & chapman



Please note the marker reflects the postcode not the actual property

view this property online jonesandchapman.co.uk/Property/BEB110347



Property Ref:
BEB110347 - 0004

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



0151 644 8666



Bebington@jonesandchapman.co.uk



4 Church Road, BEBINGTON, WIRRAL,
Merseyside, CH63 7PH



jonesandchapman.co.uk