



Bebington Road, Great Sutton Ellesmere Port CH66 4RY

welcome to

Bebington Road, Great Sutton Ellesmere Port

Jones & Chapman are pleased to present this well appointed three-bedroom semi-detached home. Positioned within a popular residential area of Great Sutton. Call us today to arrange your viewing!



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Positioned within a popular residential area of Great Sutton. Bebington Road is conveniently located close to local

shops, transport links and everyday amenities, and lies within the catchment area for well-regarded primary and secondary schools, making it an ideal choice for families.

The entrance hall leads to the lounge featuring wooden flooring and two double panel radiators. The kitchen is fitted with a range of wall, base and drawer units, an electric oven, extractor hood, a cupboard housing the Glow Worm boiler, an integrated fridge freezer, and a door leading to the rear garden.

The first-floor landing gives access to three bedrooms, all benefiting from fitted carpets and radiators. The fully tiled family bathroom comprises a four-piece suite with a bath, shower cubicle with overhead Triton shower, pedestal wash hand basin and WC.

Externally, the property benefits from a private rear garden, while to the front there is a driveway providing off-road parking.

This property would be great for first time buyers, and an early viewing is advised to avoid missing out!

Agents Note

Please note that an AML fee is chargeable to the buyer once an offer is accepted to cover the cost of carrying out the required identity and anti-money laundering checks. Once these checks have been completed, the fee cannot be refunded, even if the property purchase does not go ahead.

Entrance Hall

Lounge

20' 8" x 11' 10" (6.30m x 3.61m)

Kitchen

17' 5" x 9' 10" (5.31m x 3.00m)

Landing

Bedroom One

12' 6" x 11' 3" (3.81m x 3.43m)

Bedroom Two

13' 5" x 9' 4" (4.09m x 2.84m)

Bedroom Three

12' 9" x 9' 1" (3.89m x 2.77m)

Bathroom

8' 5" x 5' 7" (2.57m x 1.70m)

Front Garden

Rear Garden



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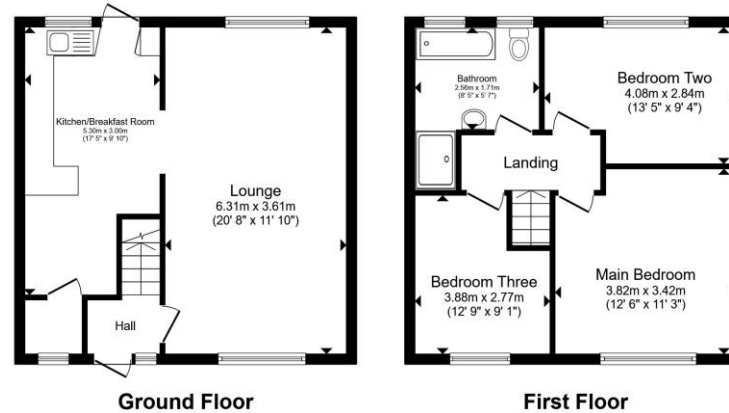
welcome to

Bebington Road, Great Sutton Ellesmere Port

- Semi-Detached Family Home
- Three Bedrooms & Bathroom
- Lounge & Kitchen
- Off Road Parking
- Private Rear Garden

Tenure: Freehold EPC Rating: C
Council Tax Band: B

offers in the region of
£190,000



Total floor area 90.8 m² (977 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

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Please note the marker reflects the postcode not the actual property

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Property Ref:
LSU108971 - 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 is a trading name of Sequence (UK) Limited which is registered in England and Wales under company number 4268443, Registered Office is Witan Gate House, 500-600 Witan Gate West, Milton Keynes, MK9 1GF. VAT Registration Number is 500 2481 05.

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