



Fairview, Tranmere, Birkenhead, CH41 9EH

welcome to

Fairview, Tranmere Birkenhead

Stunning views as far as the eye can see!

This three-bedroom home is the perfect purchase for a first-time buyer. Spacious throughout, this is one you will not want to miss out on! Call us today to arrange a viewing!



Lounge

14' 4" x 14' 2" (4.37m x 4.32m)

Double-glazed patio doors to the front and radiator.

Dining Room

14' 2" x 11' 1" (4.32m x 3.38m)

Double-glazed door to the front, double-glazed window to the side and radiator.

Kitchen

14' 2" x 8' 2" (4.32m x 2.49m)

Fitted kitchen comprising wall and base cupboards, pantry, sink and drainer unit and work surfaces. Gas oven and hob and washing machine. Radiator, double-glazed window and door to the rear.

Bedroom One

Double-glazed window to the front and radiator.

Bedroom Two

13' 9" x 8' 2" (4.19m x 2.49m)

Double-glazed window to the side and radiator.

Bedroom Three

9' 4" x 5' 1" (2.84m x 1.55m)

Double-glazed window to the side and radiator.

Shower Room

Partially tiled shower room comprising shower, wash hand basin and WC. Radiator and double-glazed window to the side.

Basement

Full basement space.

Outside

Front Garden

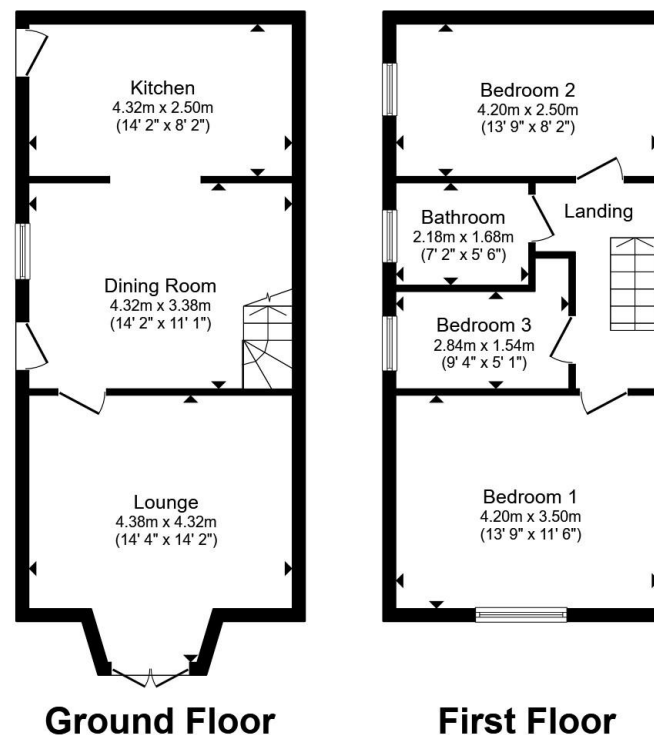
Established front garden.

Rear Garden

Yard to the rear.

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.



Total floor area 84.3 m² (908 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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welcome to

Fairview, Tranmere Birkenhead

- Three Bedroom End of Terrace House
- Lounge
- Dining Room
- Kitchen
- Bathroom

Tenure: Freehold EPC Rating: C

Council Tax Band: A

£150,000



Please note the marker reflects the postcode not the actual property

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Property Ref:
PTN116640 - 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.

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