

# Brennan Ayre O'Neill

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Brennan  
Ayre O'Neill  
For Sale  
9-99.com

Freehold



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EPC

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Council Tax

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Forwood Road, Bromborough

Price  
£175,000

19554299



NO CHAIN ... attention buyers this property is MOVE IN READY and offers spacious lounge, a brand new fitted kitchen and a downstairs WC with white bathroom and 2 bedrooms upstairs. OFF ROAD PARKING at the front and WEST facing rear garden. Viewing advised

#### Location

Located within walking distance of local shops and transport links, the property forms the end of a row of terraced houses with off road parking and path leading to the front entrance with part glazed uPVC front door opening into the entrance hall with stairs to first floor and door to the reception space on the left.

#### Well Proportioned Rooms...

The lounge is positioned at the front of the property with large double glazed window which allows an abundance of natural light in, neutral decor and connecting door into the breakfast kitchen.

#### Breakfast Kitchen

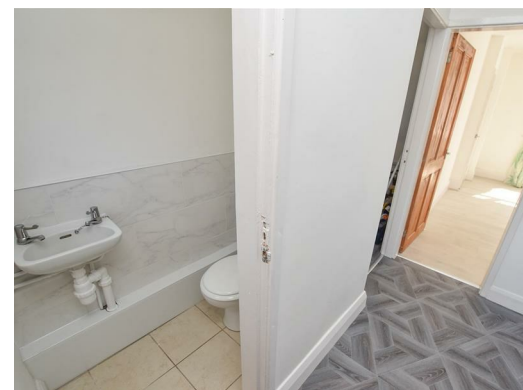
Bright and spacious with aspect and door to the rear. The kitchen is new and offers a range of fitted wall and base units with contrasting work top and space for free standing appliances, inset oven, hob and sink. Walk in cupboard under the stairs provides further storage and houses the electric meters. Finally off the kitchen you have the all important downstairs WC.

#### Making your way upstairs

The landing provides access to all rooms which include 2 double bedrooms, the larger positioned at the front. Whilst the rear bedroom houses the concealed gas central heating boiler.

The bathroom offers a white suite which incorporates bath with shower over, wash basin and WC with part tiled walls.

Patio area to the immediate rear whilst the majority is laid to lawn with fenced boundaries, gate to the side and enjoying the Westerly







aspect. Please note there is a right of way across the rear of the property for access from the mid terrace properties.

## Floor Plan



## Viewing

Please contact our Brennan Ayre O'Neill - Bromborough Office on 0151 343 9060 if you wish to arrange a viewing appointment for this property or require further information.

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.

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