



Nelson Drive, Wirral CH61 5UL

welcome to

Nelson Drive, Wirral

A beautifully presented family semi detached home with great parking and large garden to the rear! Offering the buyer the opportunity to just move in and enjoy the lifestyle that you will have!

Call us today to make an appointment to see this wonderful home.



Property Description

This great home has a small entrance vestibule leading into the hallway which sets the tone for the presentation of the property with wooden polished floor and neutral colours.

To the front is the main living room with lots of natural light coming from the window to the front and dividing doors to the dining room.

The rear of the property is an open plan area incorporating a dining area with modern kitchen with a range of units. This is a great family area with a relaxing feel throughout.

Upstairs will have three bedrooms in keeping with this home and an excellent bathroom with 3pc suite.

The outside of the property excels with parking to the front for a number of vehicles and a drive which extends along the side of the property. To the rear is a large garage and a excellent family garden laid to lawn with flower and shrub borders.

This is an outstanding home which you don't want to miss, so call us today to make a viewing!

"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."

Vestibule

Entrance Hall

Living Room

13' 11" x 11' 11" (4.24m x 3.63m)

Dining Room

11' 1" x 10' 9" (3.38m x 3.28m)

Kitchen

20' 11" x 7' 9" (6.38m x 2.36m)

Landing

Bedroom One

13' 10" x 11' 3" (4.22m x 3.43m)

Bedroom Two

11' 4" x 10' 9" (3.45m x 3.28m)

Bedroom Three

8' 5" x 7' 4" (2.57m x 2.24m)

Bathroom

7' 7" x 7' 4" (2.31m x 2.24m)



view this property online jonesandchapman.co.uk/Property/GRE106524



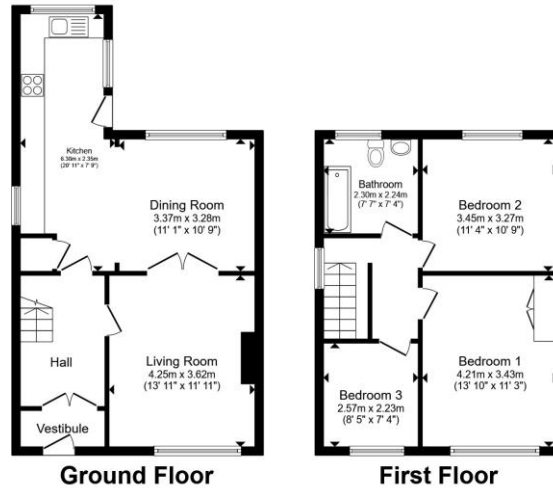
welcome to

Nelson Drive, Wirral

- Superb family semi detached home
- Three Bedrooms
- Open dining kitchen
- Relaxing living room
- Family bathroom

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

£299,950



Total floor area 95.2 m² (1,025 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/GRE106524



Property Ref:
GRE106524 - 0005

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 677 9473



Greasby@jonesandchapman.co.uk



142 Greasby Road, Greasby, Merseyside, CH49 3NQ



jonesandchapman.co.uk