



Park Road, Ellesmere Port, Cheshire

Asking Price: £160,000

**Clive
Watkin**







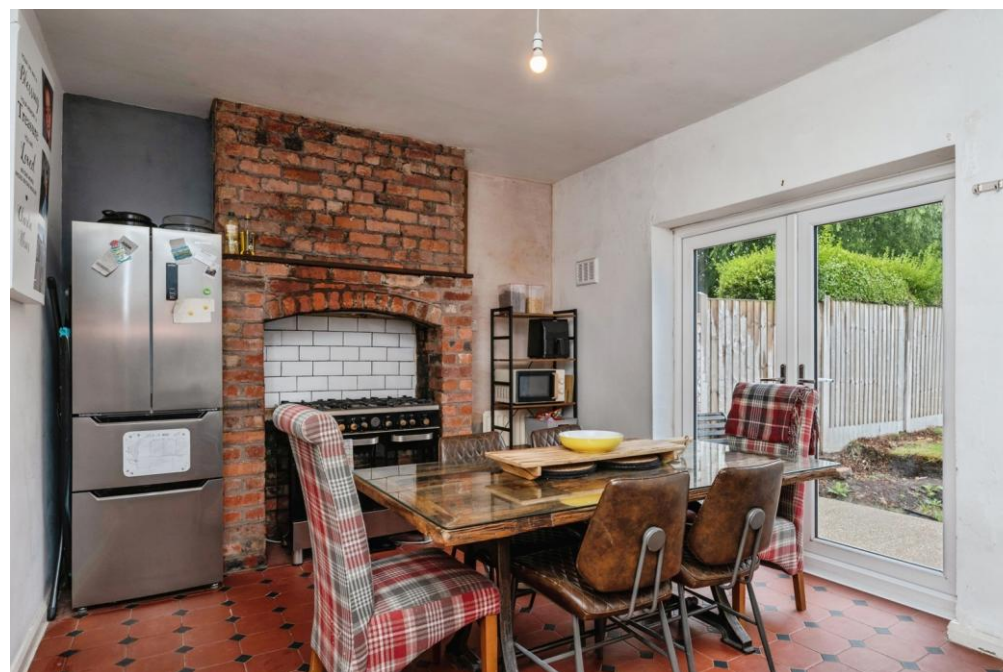
Clive Watkin are pleased to present this three bedroom property on Park Road. Presenting an excellent opportunity for buyers seeking a home with significant improvements already completed. Recently renovated, the property benefits from a range of major upgrades, including a new electrical installation and a new boiler, providing peace of mind and improved energy efficiency.

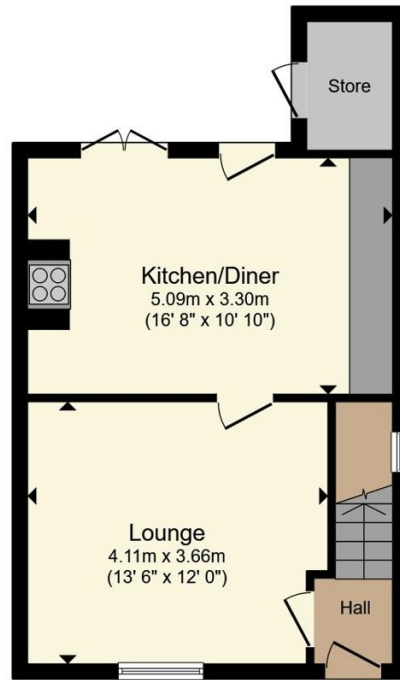
As you enter the property, you are greeted by a comfortable living room, leading to a generous Kitchen/dining area. Following on upstairs, there are three generous bedrooms and a family bathroom.

The property is currently undergoing full re-plastering, creating the perfect blank canvas for a purchaser to finish the home to their personal taste.

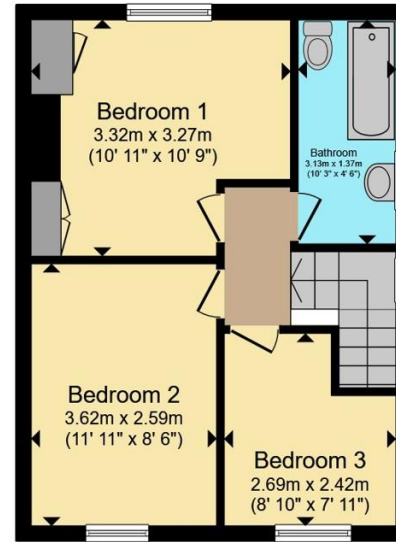
Situated right near local shops, bus and train routes, this is a fantastic opportunity to acquire a substantially improved property with the majority of the hard work already completed.

Freehold





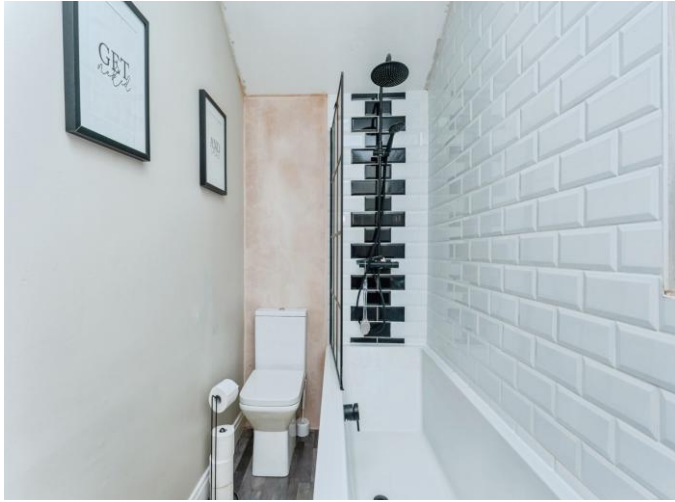
Ground Floor



First Floor

Total floor area 74.1 m² (798 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



Council Tax Band: **A**

Tenure: **Freehold**

Viewing by appointment

T: 0151 339 4771

E: littlesutton@clivewatkin.com

394 Chester Road, Little Sutton, Cheshire, CH66 3RB

rightmove

ZOOPLA

PrimeLocation.com



Interested parties should satisfy themselves, by inspection or otherwise as to the accuracy of the description given and any floor plans shown in these property details. All measurements, distances and areas listed are approximate. Fixtures, fittings and other items are NOT included unless specified in these details. Please note that any services, heating systems, or appliances have not been tested and no warranty can be given or implied as to their working order.

Clive Watkin is a trading name of Countrywide Estate Agents, Registered in England Number 00789476. Registered Office Greenwood House, 1st Floor, 91-99 New London Road, Chelmsford, Essex, CM2 0PP. VAT number 500 2481 05

Code: LTS_LTS230254_R6PL_8

**Clive
Watkin**