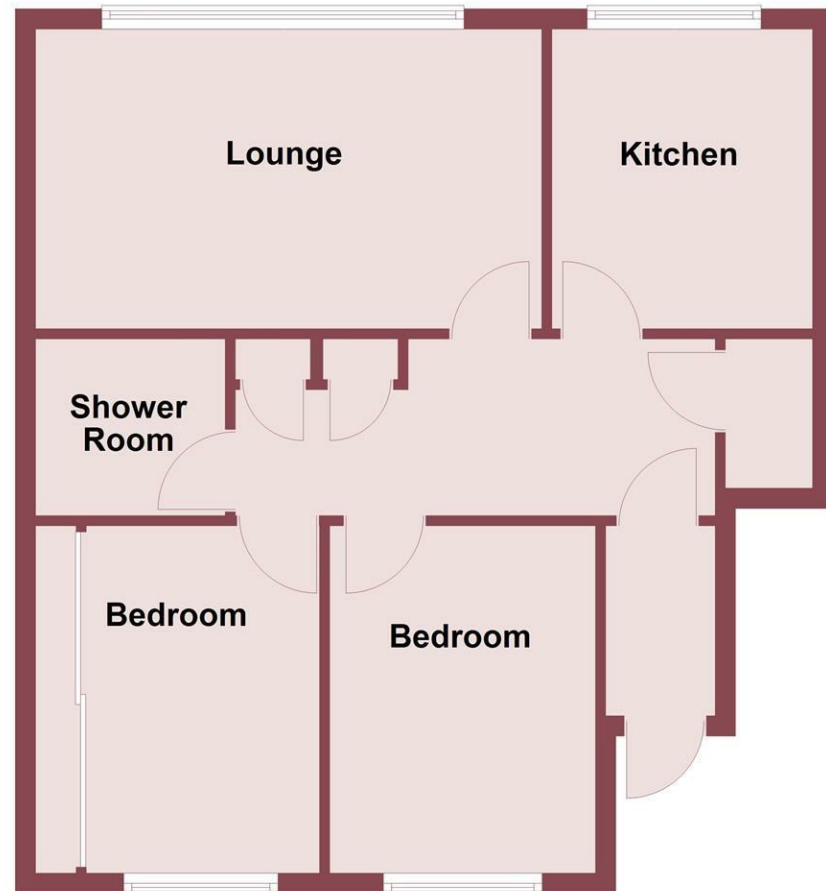




Ground Floor



### Brimstage Road, CH60 1YL

£160,000

🛏️ 2 Bedroom   🛋️ 1 Reception   🚿 1 Bathroom   📊 C

**\*\*Two Bedroom Retirement Flat - Sold With No Onward Chain - Well Maintained With Pleasant Outlook - Over 60s Only\*\***

Hewitt Adams is delighted to offer to the market this TWO BEDROOM GROUND FLOOR RETIREMENT FLAT located on the sought after Brimstage Green estate in Heswall, within easy reach of bus links, train station and local shops.

The property comes to the market in move-in-ready condition whilst offering the potential for a modest scheme of modernisation.

In brief the accommodation comprises: entrance hall, lounge, kitchen, shower room and two bedrooms. With communal landscaped gardens and parking, and on-site laundry room.

Call Hewitt Adams on 0151 342 8200 to view.

**Front Entrance**

Into:

**Porch**

Door to:

**Hall**

Radiator, power points, storage cupboards

**Lounge**

9'8" x 16'4" (2.95 x 4.99)

Double glazed window, radiator, power points, electric fire

**Kitchen**

10'1" x 8'5" (3.08 x 2.57)

Wall and base units, integrated oven and ceramic hob, space and plumbing for washing machine, space for tall fridge freezer, double glazed window

**Bedroom**

11'2" x 9'2" (3.42 x 2.80)

Double glazed window, radiator, power points, integrated wardrobes

**Bedroom**

8'7" x 11'3" (2.62 x 3.44)

Double glazed window, radiator, power points

**Shower Room**

5'8" x 6'1" (1.74 x 1.87)

Comprising corner shower, w.c, wash hand basin vanity, heated towel rail

**Externally**

Communal gardens, residents and visitors parking

**Additional Information**

Tenure - Leasehold

Council Tax Band - B

Length of lease - 99 years from May 2001

Service charge - £278.15 per month

