



**STAPLETON
DERBY**

115 Rainhill Road, Prescot, L35 4PD

Offers Over £120,000



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First Time Buyer, Investor,

Stapleton Derby are delighted to bring to the market this two-bedroom mid-terraced property on Rainhill Road. This home, which has been rented by Stapleton Derby, comes with valid gas and electrical certificates but would benefit from some modern updates.

The ground floor features an entrance hallway leading to a spacious living room, dining room, and a galley style kitchen. Upstairs, you will find two generously sized double bedrooms and a family bathroom. To the rear is a small yard.

Ideally situated close to Rainhill Village, Rainhill Train Station, and a range of local amenities, this property offers both convenience and potential for improvement.

Floor Plan



IMPORTANT NOTICE TO PURCHASERS

We endeavor to make our sales particulars accurate and reliable, however, they do not constitute or form part of an offer or any contract and none is to be relied upon as statements of representation or fact. Any services, systems and appliances listed in this specification have not been tested by us and no guarantee as to their operating ability or efficiency is given. All measurements have been taken as a guide to prospective buyers only, and are not precise. If you require clarification or further information on any points please contact us. Fixtures and fittings other than those mentioned are to be agreed with the seller.

Accommodation

- MID-TERRACED
- TWO BEDROOM
- IDEAL LOCATION
- INVESTOR
- FIRST TIME BUYER
- DOUBLE BEDROOMS
- RAINHILL VILLAGE
- TRAIN STATION

Viewing

Please contact our Stapleton Derby - Rainhill Office on if you wish to arrange a viewing appointment for this property or require further information.

Energy Efficiency Graph

