



**Palmerston Street, Rock Ferry, Birkenhead, CH42 2BT**

**welcome to**

**Palmerston Street, Rock Ferry, Birkenhead**

Calling all.... First Time Buyers and Buy to Let Investors!! Looking for something magical? You can now stop looking!

This two-bed mid terraced home is a great size, dazzling from the moment you step inside and ready to move straight in!

Call now to view, once it's gone, it's gone!



## Property Descriptions

Warning: This Home May Cause Serious House Envy!

Looking for a home that's got personality, polish and practicality? Say hello to this fabulously finished three-bedroom mid-terrace – a real crowd-pleaser in a location that buyers and investors can't get enough of!

Step through the front door and boom – you're greeted by a welcoming entrance hall that sets the tone for what's to come. The lounge is your cosy retreat (think Netflix nights and takeaway Fridays), while the separate dining room is just waiting for dinner parties, board games, or that "I'll just have one glass" moment that never quite ends there.

Now, let's talk about the kitchen, brand new, sleek, and seriously stylish, it's ready for everything from quick cuppas to culinary masterpieces. Plus, a handy utility room keeps the mess tucked neatly out of sight (because life happens).

Upstairs, you'll find two generous double bedrooms, plenty of space to stretch out, snooze, and recharge along with a gorgeous brand-new four-piece bathroom that practically whispers "go on, run that bubble bath..."

With double glazing and gas central heating, this home has comfort covered whatever the weather's doing outside.

And speaking of outside... there's a neat rear yard, ideal for a morning brew, a splash of sunshine, or even a few potted plants if you're feeling green-fingered. with on-street parking, and with no onward chain, there's nothing standing between you and your new front door.

Ring us now before someone else does...

### Entrance Hall

Double-glazed composite door to the front and radiator.

### Lounge

13' 8" x 13' 1" (4.17m x 3.99m)

Double-glazed bay window to the front, radiator and feature fireplace.

### Dining Room

11' 4" x 11' 2" (3.45m x 3.40m)

Double-glazed window to the rear and radiator.

### Kitchen

9' 8" x 8' 6" (2.95m x 2.59m)

Fitted kitchen comprising wall and base cupboards, sink and drainer unit and complementary work surfaces. Electric oven and induction hob. Radiator and double-glazed window to the side.

### Utility Room

9' 8" x 6' (2.95m x 1.83m)

Comprising floor units with complementary work surfaces. Double-glazed window to the rear and solid composite door.

### Landing

### Bedroom One

16' 7" x 12' 1" (5.05m x 3.68m)

Two double-glazed windows to the front and radiator.

### Bedroom Two

11' 4" x 11' (3.45m x 3.35m)

Double-glazed window to the rear, radiator and built-in wardrobes.

### Bathroom

Four-piece bathroom suite comprising bath with mixer taps, shower cubicle, wash hand basin and WC. Radiator and double-glazed window to the side.

### Outside

Yard to rear.



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## Palmerston Street, Rock Ferry Birkenhead

- Two Bedroom Mid Terraced House
- Lounge
- Dining Room
- Kitchen
- Utility Room

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

**£140,000**



Total floor area 95.1 m<sup>2</sup> (1,024 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.co](http://www.propertybox.co)

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Please note the marker reflects the  
postcode not the actual property

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Property Ref:  
PTN116724 - 0002

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jones & chapman



**0151 608 2287**



[Prenton@jonesandchapman.co.uk](mailto:Prenton@jonesandchapman.co.uk)



349 Woodchurch Road, Prenton, PRENTON,  
Merseyside, CH42 8PE



[jonesandchapman.co.uk](https://www.jonesandchapman.co.uk)