



Morley Avenue, Birkenhead, CH41 8AJ

welcome to

Morley Avenue, Birkenhead

An ideal three-bedroom, mid-terrace house on Morley Avenue with a loft conversion featuring a small en suite. Perfect for first-time buyers, families, or investors, it boasts excellent transport links to Liverpool and is offered with no onward chain.



Property Description

Welcome to a beautifully presented 2 bed, mid-terrace house with loft conversion, offering an ideal home for first-time buyers, families, or investors. This property stands out with its thoughtfully designed living spaces & loft space, creating a versatile & spacious home. The ground floor features a bright & airy lounge, a perfect setting for both everyday family life. Beyond this, you will find a functional utility area & a convenient downstairs family bathroom, adding to the practicality of the home.

The first floor comprises a well-proportioned double bedroom and a single room, which can be used as a child's bedroom, a home office, or a nursery. A major highlight of this property is the loft space with small shower room. The home is offered with no onward chain, ensuring a smooth & straightforward purchase process.

Situated on Morley Avenue, the property benefits from excellent transport links, making commuting a breeze with bus stops & train stations like Birkenhead Park & Conway Park within easy reach, the city is just a short journey away. The area is also well-served by local amenities, including shops, schools, & leisure facilities, making it a highly desirable location for families.

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 & anti-money laundering checks. Once these checks have been completed, the fee cannot be refunded, even if the property purchase does not go ahead.

Lounge

13' 1" from bay x 11' 6" alcove (3.99m from bay x 3.51m alcove)

Double-glazed bay window to the front, radiator and electric meter box.

Dining Room

10' 2" plus alcove x 11' 2" (3.10m plus alcove x 3.40m)

Double-glazed window to the rear, radiator and staircase.

Kitchen

10' 6" x 6' 8" (3.20m x 2.03m)

Galley kitchen comprising wall and base cupboards with tiled splash backs, sink and drainer unit and work surfaces. Electric oven and gas hob. Two double-glazed windows to the side.

Utility Room

7' 6" x 2' 7" (2.29m x 0.79m)

Comprising radiator and door giving access to the rear yard.

Ground Floor Bathroom

Bathroom with three-piece suite comprising bath with shower over, wash hand basin with cupboard below, and WC. Radiator and ladder radiator, and double-glazed frosted window to the side.

First Floor Landing

Bedroom One

13' 2" from bay x 12' 8" (4.01m from bay x 3.86m)

Double-glazed bay window to the front and radiator.

Bedroom Two

11' 2" x 6' 9" (3.40m x 2.06m)

Double-glazed window to the front, radiator and built-in cupboard.

Built-In Cupboard

Built-in cupboard housing the central heating boiler.

Second Floor Landing

Loft Space

12' 9" max x 12' 6" max (3.89m max x 3.81m max)

Double-glazed skylight, radiator and built-in cupboards to half height with mirrored sliding doors.

Shower Room

Comprising shower cubicle, wash hand basin and WC. Skylight window.

Outside

With rear yard.



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welcome to

Morley Avenue, Birkenhead

- Loft Space with Shower Room
- No Onward Chain
- Downstairs Bathroom
- Excellent Transport Links
- Ideal for Various Buyers

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

£110,000



Please note the marker reflects the
postcode not the actual property

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Property Ref:
PTN116265 - 0010

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