



3 Rullerton Road, Wallasey, CH44 5XG Offers In The Region Of £220,000



Rullerton Road in Wallasey, this delightful mock Tudor style end terrace house offers a perfect blend of character and modern living. The property boasts three well-proportioned bedrooms, making it an ideal home for families or those seeking extra space.

Upon entering, you are greeted by two inviting reception rooms that provide ample space for relaxation and entertaining. The stylish presentation throughout the home enhances its appeal, creating a warm and welcoming atmosphere. The modern kitchen is a standout feature, equipped with contemporary fittings that cater to all your culinary needs.

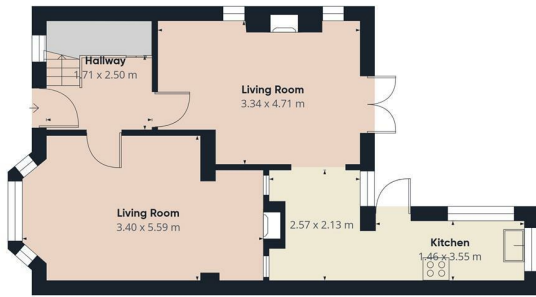
The rear garden is a lovely outdoor space, perfect for enjoying sunny days or hosting gatherings with friends and family. Its convenient location means you are just a stone's throw away from local shops, transport links, and schools, making daily life both easy and enjoyable.

This property is a wonderful opportunity for anyone looking to settle in a vibrant community while enjoying the comforts of a beautifully presented home. Don't miss the chance to make this charming residence your own.

- Three Bedrooms
- Semi Detached Property
- Two Reception Rooms
- Modern Kitchen
- Bathroom
- Rear Garden
- Double Glazing
- New Boiler
- Newly Fitted Roof
- EPC Rating TBC

Viewing

To arrange a viewing on this property or require further information please contact one of our team on 0151 638 6313



Floor 0



Floor 1

Approximate total area*
89.3 m²

(1) Excluding balconies and terraces

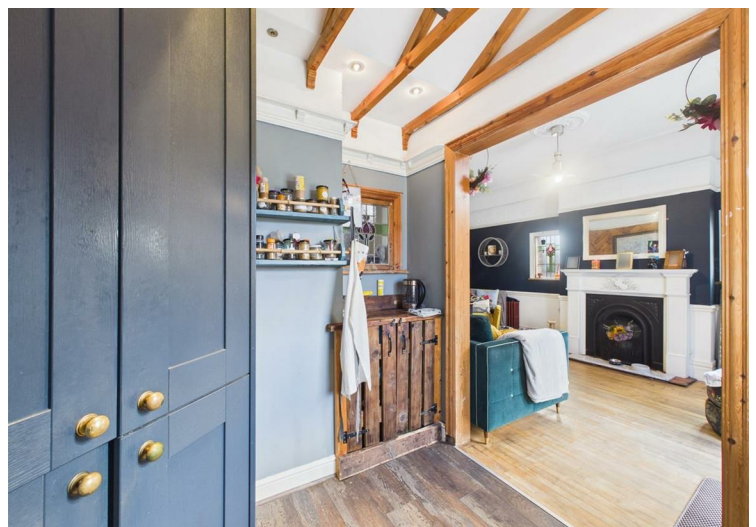
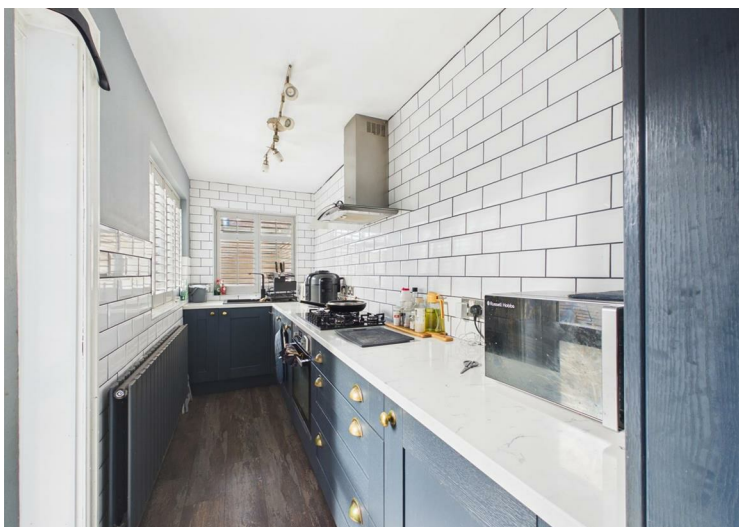
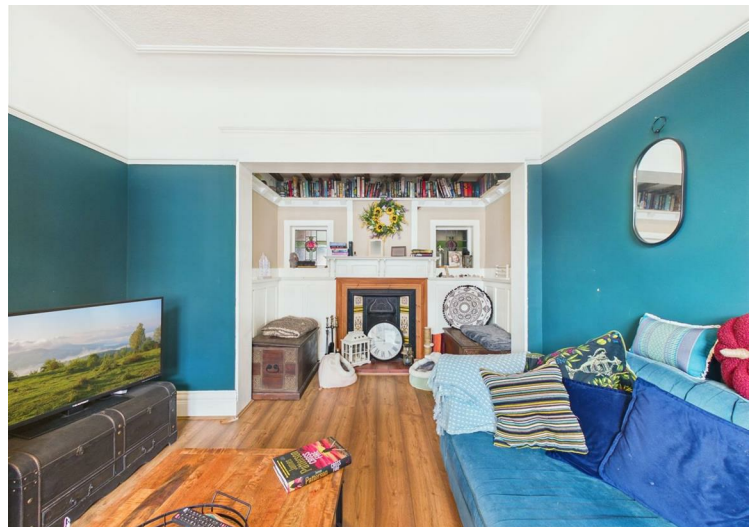
Calculations reference the RICS IPMS 3C standard. Measurements are approximate and not to scale. This floor plan is intended for illustration only.

GRAFFE360



Energy Efficiency Rating

	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales		EU Directive 2002/91/EC



These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.

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