



4 Brandon  
Widnes, WA8 4SU

The logo for MYLER & Co. features a stylized house icon with a blue roof and a white outline, followed by the text "MYLER & Co." in a bold, sans-serif font. The "MYLER" part is in white, and "& Co." is in orange.

0151 424 5100  
[info@mylerestates.com](mailto:info@mylerestates.com)





# Brandon

Widnes, WA8 4SU

Asking Price £115,000

Myler & Co. are DELIGHTED to offer to market this THREE BEDROOM TERRACE HOUSE, located in popular residential area HOUGH GREEN. Close to Hough Green Railway Station, offering major city links, as well as local shops, schools and parks. This property benefits from UPVC double-glazing and gas central heating throughout, as well as a rear garden with gated access. This property would make an IDEAL FAMILY HOME and is also a great investment for FIRST TIME BUYERS. Viewings are HIGHLY recommended.







## Ground Floor

### Entrance Hall

Entered via a UPVC double-glazed door, laminate to floor, ceiling light point, radiator, stairs up to first floor and door leading to lounge.

### Lounge

6.10m x 3.20m (20' 0" x 10' 6")

Solid oak wood flooring, two ceiling light points, two radiators, UPVC double-glazed windows, one to the front and one to the rear, door leading through to kitchen.

### Kitchen

5.35m x 2.70m (17' 7" x 8' 10")

Tiles to floor, two ceiling light points, UPVC double-glazed window and UPVC double-glazed door to rear garden. A range of wall and base units, stainless steel sink and mixer tap, stainless steel cooker and gas hob with extractor canopy over top and integral microwave. Plumbing and space for washing machine, space for fridge/freezer.

## First Floor

### Stairs and Landing

Laminate to floor, ceiling light point, storage cupboard, doors leading to three bedrooms and bathroom.

### Bedroom One

3.65m x 3.20m (12' 0" x 10' 6")

Laminate to floor, ceiling light point, radiator, UPVC double-glazed window with front aspect and two double wardrobes.

### Bedroom Two

3.20m x 2.40m (10' 6" x 7' 10")

Laminate to floor, ceiling light point, radiator, UPVC double-glazed window with rear aspect.

### Bedroom Three

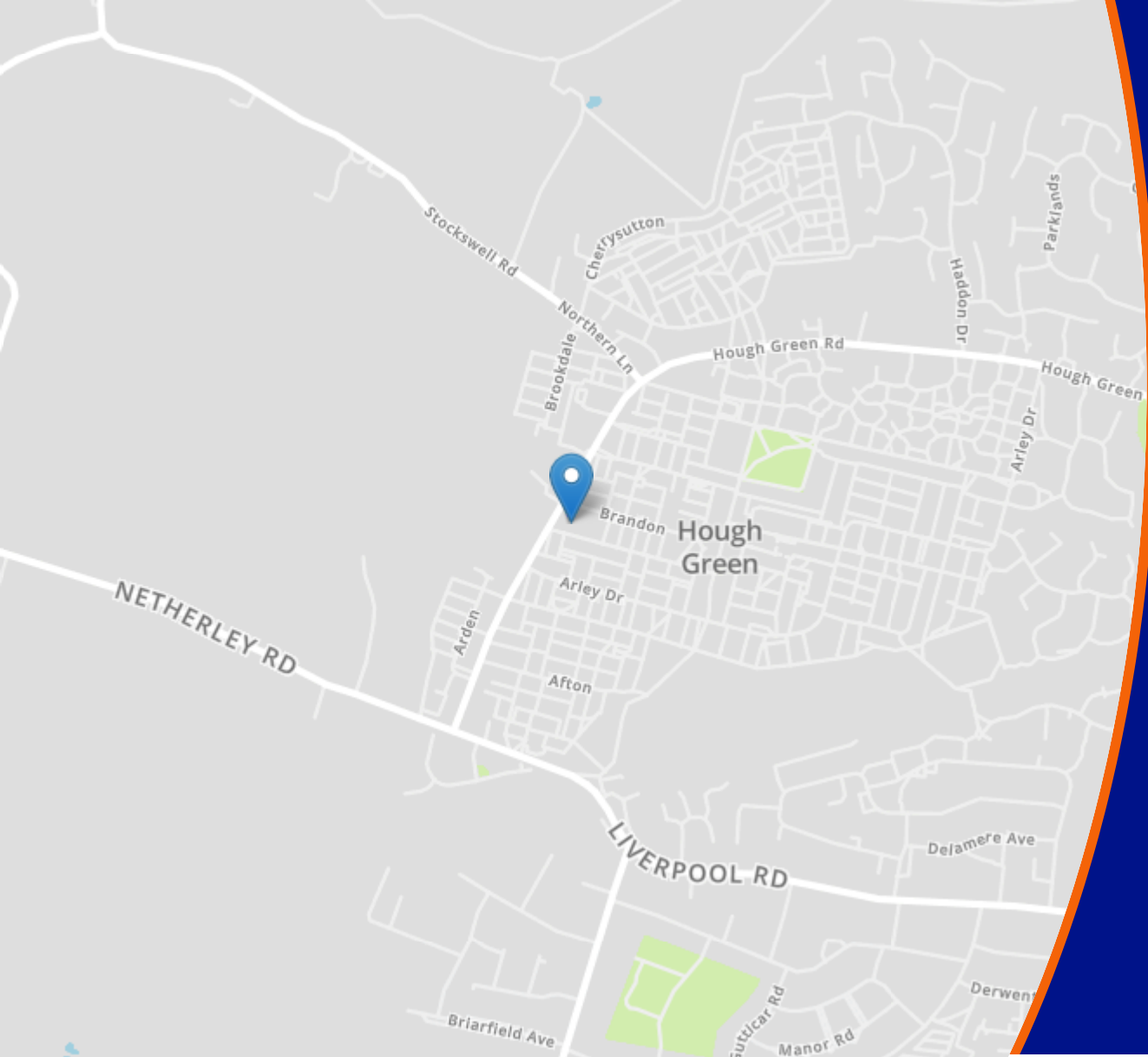
3.40m x 2.70m (11' 2" x 8' 10")

Laminate to floor, ceiling light point, radiator, UPVC double-glazed window with front aspect.

### Bathroom

Vinyl to floor, ceiling light point, radiator, UPVC double-glazed window with rear aspect, double shower cubicle with electric shower, wash hand basin and pedestal and low level WC.

### Externals



Myler & Co

77, Albert Road, Widnes, Cheshire, WA8 6JS

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