



3 Calvers

Runcorn, WA7 2EL

MYLER & Co.

0151 424 5100
info@mylerestates.com



Calvers

Runcorn, WA7 2EL

£75,000

Myler & Co Estates OFFER TO MARKET linked bungalow in popular residential area, NO ONWARD CHAIN. FREEHOLD property. Some modernisation required, Entrance porch leading to hallway, spacious lounge with adjoining kitchen, large double bedroom, bathroom, communal parking area and good sized private garden to rear. VIEWING HIGHLY RECOMMENDED.





Ground floor

Entrance Hall

Entered via obscure glazed panel door, Storage cupboard housing combi boiler, doors leading to lounge, bedroom and bathroom.

Lounge

15.11m x 14.4m (49' 7" x 47' 3")

Entered via hallway, Carpet to floor, Double glazed sliding patio doors leading to rear garden, Ceiling light, Wall lights, Gas fire in surround, Radiator.

Kitchen

14.2m x 5.6m (46' 7" x 18' 4")

Front aspect double glazed window, Vinyl to floor, Ceiling light, Kitchen comprises of a range of base units with work surface over, stainless steel sink with mixer tap, space for cooker, plumbing space for washing machine, space for free standing fridge freezer, radiator, wall mounted fuse board.

Bedroom

15.1m x 11.4m (49' 6" x 37' 5")

Large double bedroom, Carpet to floor, Rear aspect double glazed window, Ceiling light radiator, loft access.

Bathroom

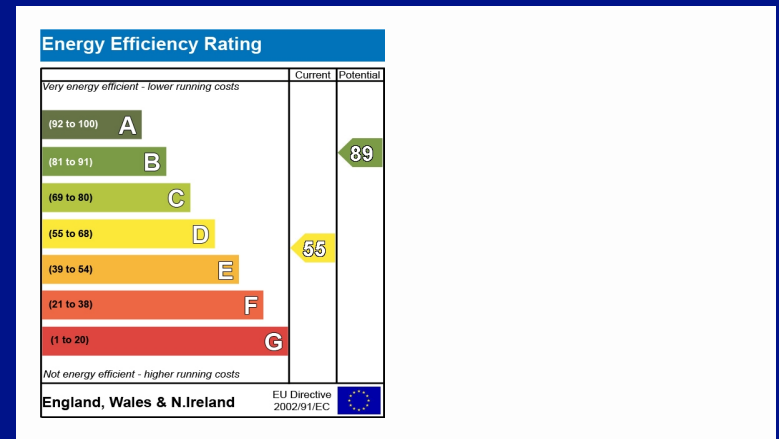
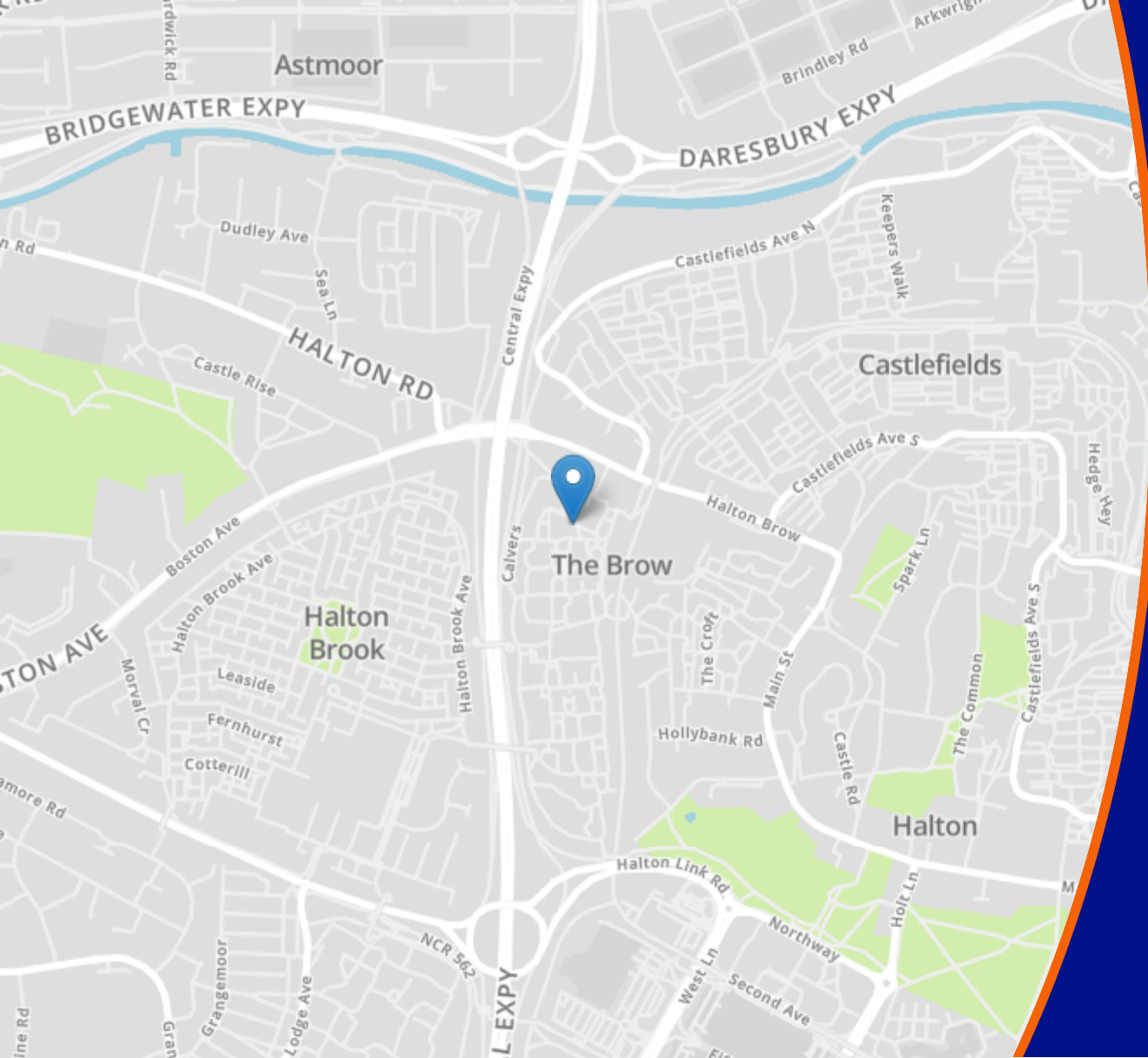
7.4m x 5.5m (24' 3" x 18' 1")

Front aspect obscured double glazed window, Ceiling light, Wet room finish, white panel bath with electric shower over, pedestal hand wash basin, Low level W/C, radiator, part tiles to walls, ceiling extractor fan.

External

Rear Garden

Large well maintained rear garden bound by hedgerows, patio area leading to generous lawn area.



Myler & Co
 77, Albert Road, Widnes, Cheshire, WA8 6JS
 0151 424 5100
 info@mylerestates.com