



# Silverdale Road, Bebington

£140,000



**LESLEY HOOKS**  
ESTATE AGENTS





This three bedroom semi detached property is offered for sale in Wirral and represents an opportunity for buyers seeking a home that needs modernising, with scope to update to personal taste. It will appeal in particular to first time buyers looking to step onto the property ladder and investors seeking a project in a well connected residential area. The accommodation includes two reception rooms, providing flexibility for separate living and dining spaces, and one kitchen, together with a family bathroom serving the three bedrooms. The layout offers a practical foundation for reconfiguration or improvement, subject to the necessary consents. The property is set in a sought after part of the Wirral, well placed for local amenities including everyday shops, supermarkets and services. Nearby schools offer families a choice of primary and secondary education within convenient reach, adding to the appeal of the location. Public transport links are readily accessible, with local bus services connecting to surrounding districts and into central Birkenhead and Liverpool. The nearest railway stations on the Wirral line provide regular services into Liverpool Lime Street and Chester, making the area suitable for commuters, with journey times typically around 20–30 minutes to central Liverpool from many Wirral stations. Road links via the A41 and M53 give straightforward access across the peninsula and towards the Mersey Tunnels. The wider Wirral area offers a range of leisure options, including green spaces, coastal walks and local parks, as well as cafes, pubs and restaurants along nearby high streets. This three bedroom semi detached house therefore combines a practical layout with a position close to public transport, schools and amenities, and is available for sale with clear potential for upgrading to individual requirements.



**Porch**  
3'3" (0.99m) x 5'9" (1.75m)

**Hallway**  
12'7" (3.84m) x 6'9" (2.06m) Max

**Lounge**  
14'7" (4.45m) Into Bay x 12'1" (3.68m)

**Living Room**  
13'4" (4.06m) x 10'9" (3.28m)

**Kitchen**  
9'3" (2.82m) x 6'9" (2.06m)

**Bedroom One**  
15'10" (4.83m) x 10'7" (3.23m)

**Bedroom Two**  
12'4" (3.76m) x 11'10" (3.61m)

**Bedroom Three**  
9'9" (2.97m) x 7'4" (2.24m)

**Bathroom**  
6'6" (1.98m) x 5'10" (1.78m)

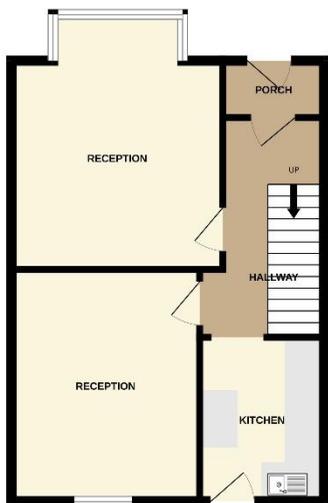






GROUND FLOOR  
470 sq.ft. (43.7 sq.m.) approx.

1ST FLOOR  
470 sq.ft. (43.7 sq.m.) approx.



TOTAL FLOOR AREA: 941 sq.ft. (87.4 sq.m.) approx.  
Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, floors and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, fixtures and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.  
Made with Metaphys ©2020

Contact Us:

51 644 6000

lesley@lesleyhooks.co.uk

Church Road, Bebington,

Wirral, Merseyside, CH63 7PH

Disclaimer: Whilst these details are thought to be correct, their accuracy cannot be guaranteed and do not form part of any contract. It should be noted that we have not tested any fixtures, fittings, equipment, apparatus or services, therefore we cannot verify that they are in working order of fit for purpose. Solicitors should be used to confirm that any moveable items described within these details are in fact part of the sale agreement. While we try to ensure measurements are correct they are not guaranteed and purchasers are advised to take their own measurements before ordering any fixtures and fittings. Please note: if you are buying a leasehold property, please ensure that all details and conditions of the lease are checked with your solicitor prior to you incurring any costs as additional fees could be incurred for items such as leasehold packs.