

LOT
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Rangers House, Station Road, Thurstaston, Wirral, Merseyside CH61 0HN

VACANT RESIDENTIAL

Guide price **£240,000 +**



A freehold detached former Rangers house. The property comprises a 3 bedroom detached dwelling arranged over ground and first floors together with front, side and rear gardens.

Situated

The premises are located within a prestigious residential area at the access to Wirral County Park with shared access from Station Road.

Ground Floor

2 Reception rooms, Kitchen, Utility Room, W.C.

First Floor

3 Bedrooms, Bathroom, Separate W.C.

Outside

Front, rear and side gardens, Garage.

Fees

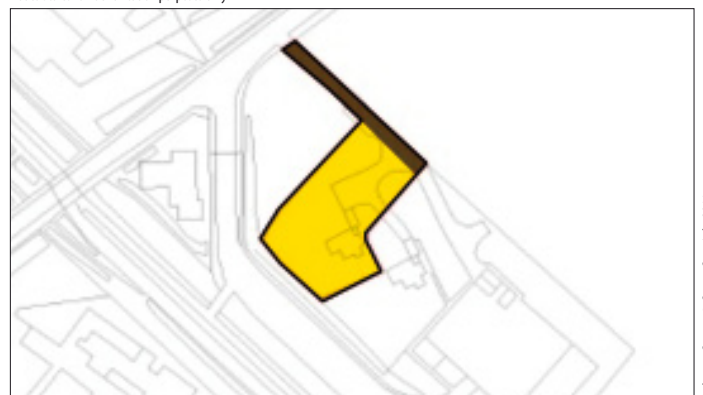
1. Wirral Council will seek a gavel fee of 2% of the sale price subject to a minimum fee of £1000+VAT 2. The auctioneer will charge a buyer's administration fee of £550 + Vat

Note

1. The purchaser will have to make their own arrangements for the supply of utilities and will be expected to erect a suitable fence along the [NW] boundary [with Wirral Council land] 2. The sale will be subject to a right of way in favour of the Council and the owner of Rangers Cottage No 1 (Shown shaded brown on OS Plan)



Not to scale. For identification purposes only



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