Acrefield Road, Woolton, L25









For Sale - £315,000 Offers Over

Key Features

- 2 Bedroom 1 Bathroom Semi-Detached House
- EPC Rating: D
- Grade II Listed Building
- Beautifully Presented Two-Bedroom Property with a Modern Bathroom and Additional Wc, Ideal for Comfortable Contemporary Living
- You Are Welcomed Into a Bright and Stylish Living Space, Filled with Natural Light and Flowing Seamlessly Through to the Kitchen
- The Kitchen Is Modern and Generously Sized, with the Staircase Neatly Integrated Within the Space
- To the Rear of the Property Is the Dining Area, Finished to a High Standard and Featuring a Stunning Skylight, with Bi-Fold Doors Providing Views and Direct Access to the Outdoor Space
- Off the Dining Area Is a Small Hallway Offering Side Access and a Convenient Enclosed Modern Wc, Ideally Positioned
- The First Floor Comprises One Double Bedroom, One Small Double Bedroom, and a Beautifully Finished Modern Family Bathroom
- Externally, the Property Benefits from a Delightful Outdoor Space, Featuring a Patio Seating Area, Steps Leading to a Lawned Garden, and an Additional Stoned Section
- Offered with No Onward Chain

Further Details

- Tenure: Freehold
- No. of Floors: 2
- Floor Space: 62 square metres / 671 square feet
- Council Tax Band: B
- Local Authority: Liverpool City Council
- Parking: On Street
- Outside Space: Terrace, Back Garden
- Heating/Energy: Double Glazing
- Appliances/White Goods: Oven (Electric), Fridge/Freezer, Washing Machine

Description

Atlas Estate Agents are delighted to present this beautifully presented two-bedroom semi-detached home, ideally located on Acrefield Road in the highly sought-after area of Woolton, L25, and offered for sale with no onward chain. This charming Grade II Listed Building beautifully combines character with modern living.

Arranged over two floors, the property offers stylish and modern accommodation throughout. Upon entering, you are welcomed into a bright and contemporary living space filled with natural light, flowing seamlessly through to the kitchen. The kitchen is modern and generously proportioned,

thoughtfully designed with the staircase integrated within the layout.

To the rear of the property is a stunning dining area, finished to a high standard and featuring a beautiful skylight, creating a light and airy atmosphere. Bi-fold doors open directly onto the rear garden, providing an effortless connection between indoor and outdoor living. Off this space, a small hallway offers side access and leads to a convenient enclosed modern WC.

To the first floor, the property comprises one well-proportioned double bedroom, a further small double bedroom, and a stylish contemporary family bathroom.

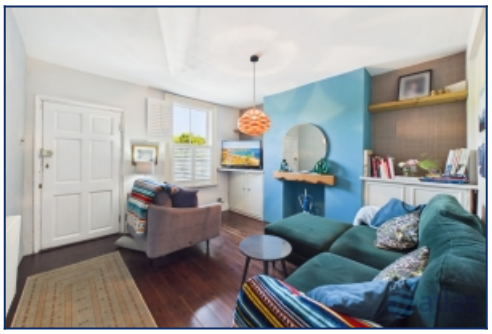
Externally, the property boasts a delightful rear garden, featuring a patio seating area, steps leading to a lawned garden with mature greenery, and an additional stoned section. The garden is not overlooked, offering a high degree of privacy and an ideal space for relaxing or entertaining.

This is a superb opportunity to acquire a modern home in a desirable residential location, close to local amenities, schools, and transport links.

Additional Images


Bathroom


Garden


Living Room


Living Room


Kitchen


Kitchen


Dining Space


Dining Space


Downstairs Wc


Bedroom One


Bedroom Two


Bedroom Two



Bathroom



Access To Yard



Yard Space



Yard Space



Access To Garden



Garden



Aerial View Of Garden



Garden



Garden



Aerial View Of Garden

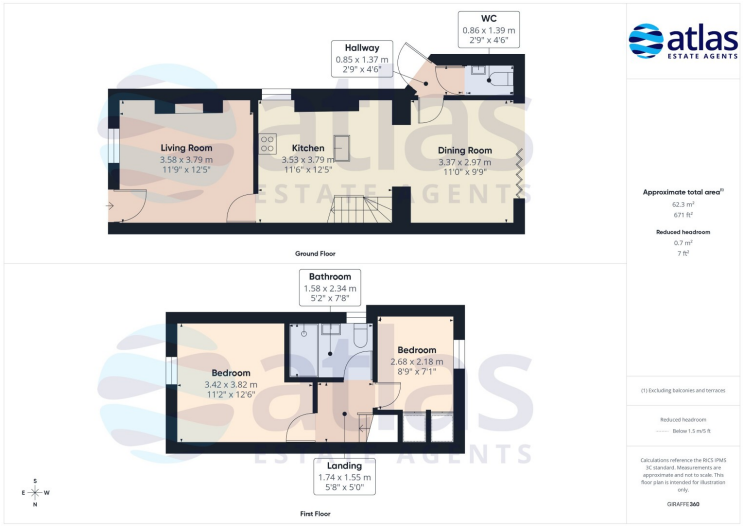


Aerial View Of Garden



Aerial View

Floor Plans



These particulars are intended to give a fair and substantially correct overall description for the guidance of intending purchasers/tenants and do not constitute an offer or part of a contract. Please note that any services, heating systems or appliances have not been tested and no warranty can be given or implied as to their working order. Prospective purchasers/tenants ought to seek their own professional advice.

All descriptions, dimensions, areas, references to condition and necessary permissions for use and occupation and other details are given in good faith and are believed to be correct, but any intending purchasers/tenants should not rely on them as statements or representations of fact, but must satisfy themselves by inspection or otherwise as to the correctness of each of them.