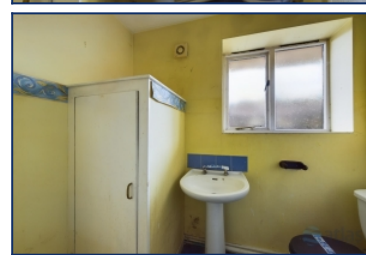
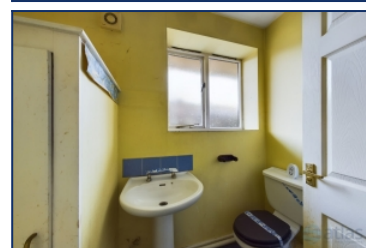


Woodvale Road, Woolton, L25



For Sale - £45,000

Key Features

- 2 Bedroom 1 Bathroom Apartment
- EPC Rating: D
- No Onward Chain
- Opportunity to Personalise, Requires Refurbishment
- Highly Sought-after L25 Area
- Amongst Excellent Amenities of Woolton Village

Further Details

- Tenure: Leasehold
- Floor: Ground
- No. of Floors: 1
- Floor Space: 390 square feet / 36 square metres
- Council Tax Band: A
- Local Authority: Liverpool City Council
- Service Charge: £3,986 per annum
- Ground Rent: £25 per annum
- Security: Intercom (Audio Only)
- Parking: Allocated
- Outside Space: Communal Gardens
- Heating/Energy: Gas Central Heating, Double Glazing

Leasehold Details

- Tenure: Leasehold
- Lease Start Date: 30/09/1996 (approx)
- Original Lease Term: 999 year(s)
- Lease Expiry Date: 29/09/2995 (approx)
- Lease Term Remaining: 970 year(s) (approx)
- Service Charge: £3,986 per annum
- Ground Rent: £25 per annum

Description

Atlas Estate Agents are now in receipt of an offer for the sum of £55,000 for Apartment 4 Woolton Court 27-37 Woodvale Road, Woolton, L25 8RY . Anyone wishing to place an offer on this property should contact (Atlas Estate Agents, 2 Allerton Road, Liverpool, L18 1LN, 0151 727 2469) before exchange of contracts.

For Sale: Ground Floor Apartment in the Heart of Woolton

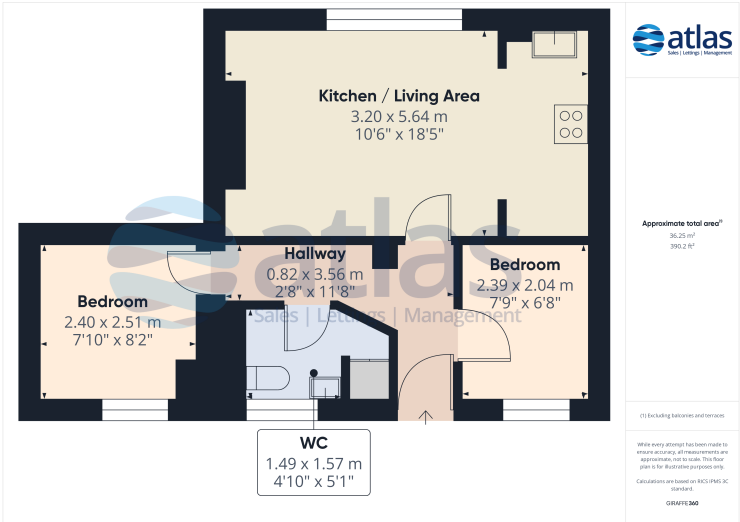
Atlas Estate Agents are delighted to present this exciting opportunity to the market. Nestled in the highly sought-after area of Woolton, L25, this ground floor apartment at 27-37 Woodvale Road offers immense potential for those with a vision.

While the property is in need of a major renovation, it provides the perfect canvas for a personalised transformation. Accommodation is arranged over one floor and comprises two bedrooms, a spacious reception room, a kitchen, and a w/c. With a little imagination and a renovation plan, this apartment can be restored into a stylish, contemporary living space.

The apartment is offered with no onward chain, making the buying process all the easier. Situated within walking distance of the vibrant amenities of Woolton Village, residents will enjoy easy access to a wealth of local shops, cafes, and recreational facilities.

An excellent opportunity for investors, first-time buyers, or anyone looking to put their own stamp on a property in one of South Liverpool's most desirable areas. Don't miss out—arrange a viewing today and start planning your dream home.

Floor Plans



Tel: 0151 727 2469
Fax: 0151 727 4943

Atlas Estate Agents, 2 Allerton Road,
Mossley Hill, Liverpool, L18 1LN

Email: sales@atlasestateagents.co.uk
Website: www.atlasestateagents.co.uk

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.