

## Alexandra Drive, Aigburth, L17



For Sale - £150,000 Offers in the Region of

### Key Features

- 1 Bedroom 1 Bathroom Apartment
- EPC Rating: Pending
- A Lovely One-Bedroom Apartment with Attractive Garden Views
- A Bright, Spacious Hallway Providing Access to All Rooms, with the Benefit of Enclosed Storage Space
- A Generously Sized Living Room Filled with Natural Light
- A Well-Proportioned Double Bedroom Featuring a Large Window and Fitted Wardrobes
- A Modern, Bright Kitchen Offering Good Space and a Practical Layout
- A Contemporary Bathroom
- The Property Benefits from Well-Maintained Communal Gardens and Allocated Parking
- 5-Minute Walk from the Popular Bars, Shops and Restaurants of Lark Lane
- 10-Minute Walk from Popular Green Space Sefton Park
- Excellent Transport Links - Walking Distance from St Michael's Railway Station, as Well as Popular Bus Routes Along Aigburth Road

### Further Details

- Tenure: Leasehold
- Floor: Ground
- No. of Floors: 1
- Floor Space: 47 square metres / 508 square feet
- Council Tax Band: A
- Local Authority: Liverpool City Council
- Service Charge: £100 per calendar month
- Parking: On Street, Allocated
- No. of Parking Spaces: 1
- Outside Space: Communal Gardens
- Heating/Energy: Gas Central Heating, Double Glazing
- Appliances/White Goods: Electric Oven, Gas Hob, Microwave, Fridge/Freezer, Washing Machine

### Leasehold Details

- Tenure: Leasehold
- Lease Start Date: 04/04/1991 (approx)
- Original Lease Term: 999 year(s)
- Lease Expiry Date: 03/04/2990 (approx)
- Lease Term Remaining: 963 year(s) (approx)
- Service Charge: £100 per calendar month
- Ground Rent: Peppercorn

### Description

Brought to the market by Atlas Estate Agents, this charming one-bedroom apartment is ideally situated on Alexandra Drive in the sought-after suburb of Aigburth, L17.

Set over a single floor, the accommodation is both well-proportioned and thoughtfully arranged. A bright and spacious hallway welcomes you in, providing

access to all rooms and benefitting from useful enclosed storage. The generously sized reception room is flooded with natural light, creating a warm and inviting living space, perfectly complemented by attractive views over the communal gardens.

The apartment features a well-proportioned double bedroom, complete with a large window and fitted wardrobes, offering both comfort and practicality. The modern kitchen is bright and well laid out, providing ample space for everyday use, while the contemporary bathroom is finished to a clean and stylish standard.

Externally, residents enjoy access to well-maintained communal gardens, along with the added benefit of allocated parking.

Perfectly located, this property is just a five-minute walk from the vibrant bars, shops and restaurants of Lark Lane, and only ten minutes from the open green spaces of Sefton Park. It also offers excellent transport links, with St Michael's railway station nearby and regular bus routes along Aigburth Road for easy travel across the city.

This delightful apartment presents an excellent opportunity for first-time buyers or investors seeking a home in a popular and well-connected location.

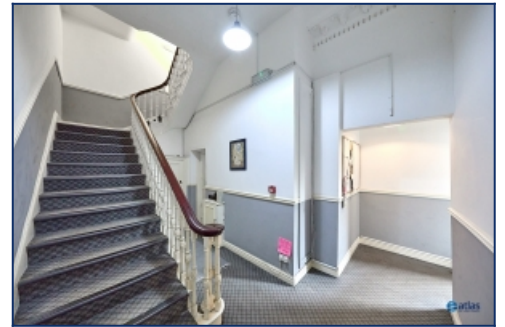
## Additional Images



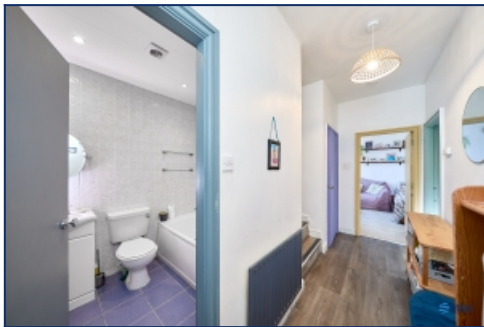
Living Room



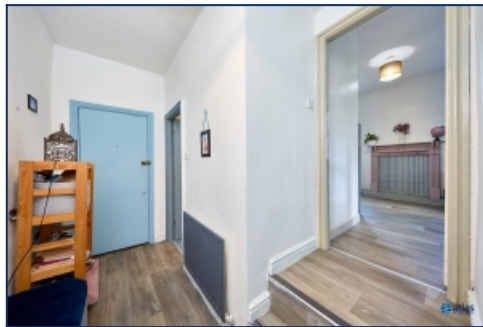
Rear Elevation Of Property



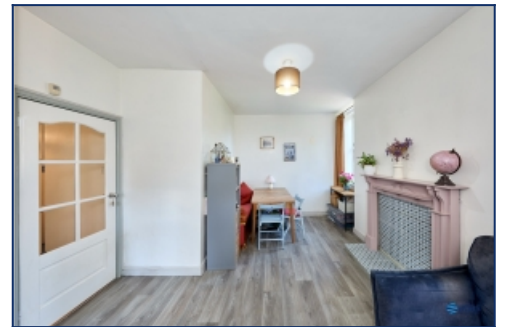
Communal Area



Hallway



Hallway



Living Room



Living Room

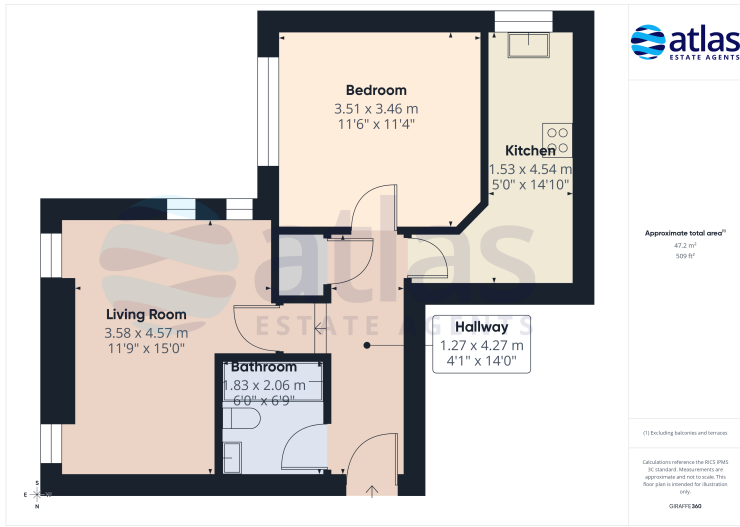


Kitchen



Communal Gardens

## 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](mailto:sales@atlasestateagents.co.uk)  
Website: [www.atlasestateagents.co.uk](http://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.