

## School Lane, Woolton, L25



**For Sale - £260,000 Offers in Excess of**

### Key Features

- 3 Bedroom 1 Bathroom Terraced House
- EPC Rating: C
- No Onward Chain for a Smooth Purchase
- Bright Lounge with Large Bay Window and Featured Fireplace
- Contemporary Kitchen
- Convenient Under-stair Storage Space
- Two Generously Sized Double Bedrooms
- Versatile Third Bedroom, Ideal for a Home Office or Child's Room
- Modern Bathroom with Sleek Fixtures and Shower
- Expansive, Well-maintained Rear Garden
- Neat and Attractive Front Garden
- Highly Sought-after L25 Area

### Further Details

- Tenure: Freehold
- No. of Floors: 2
- Floor Space: 758 square feet / 70 square metres
- Council Tax Band: B
- Local Authority: Liverpool City Council
- Parking: On Street
- Outside Space: Front Garden, Back Garden
- Heating/Energy: Gas Central Heating, Double Glazing

### Description

Charming Three-Bedroom Home in the Heart of Woolton - No Onward Chain

Atlas Estate Agents are delighted to present this inviting three-bedroom terraced home, perfectly positioned on the ever-popular School Lane in Woolton, L25. Offering a seamless blend of modern comfort and classic charm, this property is an excellent opportunity for first-time buyers, families, or investors alike.

Step inside and be welcomed by a bright and airy lounge, where a large bay window floods the space with natural light, complementing the warmth of the featured fireplace. The contemporary kitchen offers ample storage and workspace, with the added convenience of a handy under-stair storage space.

Upstairs, two generously sized double bedrooms provide comfortable living, while a versatile third bedroom offers the ideal setting for a home office or child's room. The stylish bathroom is complete with modern fixtures and a shower, ensuring both practicality and elegance.

Outside, the expansive rear garden is a true highlight, offering a well-maintained space for relaxation, entertaining, or family activities. The neat and attractive front garden adds to the kerb appeal, enhancing the welcoming feel of this delightful home.

With its fantastic location in the highly sought-after Woolton area, this property offers not only immediate comfort but also a wonderful opportunity to personalise and add your own touch. Whether you're looking to create a stylish contemporary haven or retain its traditional charm, the potential is yours to explore.

With no onward chain, a smooth and hassle-free purchase awaits. Don't miss out on this fantastic opportunity—contact Atlas Estate Agents today to arrange a viewing!

Additional Images



Kitchen



Hallway



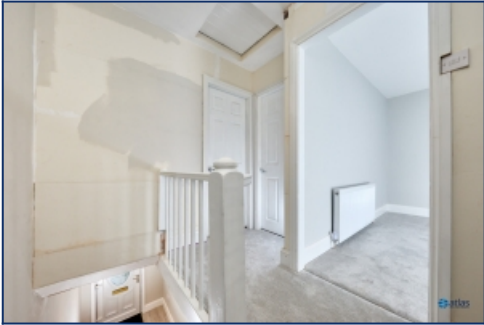
Lounge



Kitchen



Kitchen



Landing



Bedroom Two



Bedroom Three



Bathroom



Garden



Garden

Floor Plans





Approximate total area<sup>20</sup>

70.44 m<sup>2</sup>  
758.21 ft<sup>2</sup>

(†) Excluding balconies and terraces

While every attempt has been made to ensure accuracy, all measurements are approximate, not to scale. This floor plan is for illustrative purposes only.

Calculations were based on RICS IPMS 3C standard. Please note that calculations were adjusted by a third party and therefore may not comply

CRAFT 340

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