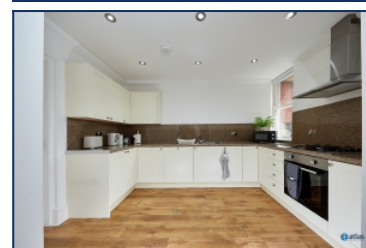
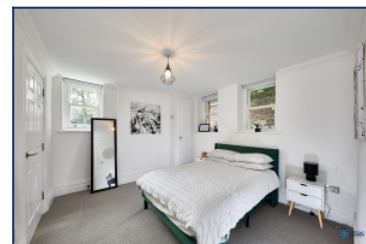


Aigburth Drive, Aigburth, L17



For Sale - £250,000 Offers Over

Key Features

- 2 Bedroom 1 Bathroom Flat
- EPC Rating: D
- Sold with No Onward Chain
- Highly Sought-after L17 Location
- Spacious Open-plan Living and Kitchen Area
- Stylish Contemporary Kitchen
- Convenient Utility Area
- Two Generously Sized Double Bedrooms, Master with Built-in Storage
- Sleek and Modern Family Bathroom
- Prime Position Opposite Sefton Park
- Short Walk to Vibrant Lark Lane and Aigburth Road
- Excellent Access to Public Transport and Commuter Links

Further Details

- Tenure: Leasehold
- Floor: 998 (no lift)
- No. of Floors: 1
- Floor Space: 822 square feet / 76 square metres
- Council Tax Band: C
- Local Authority: Liverpool City Council
- Service Charge: £165 per calendar month
- Parking: Off Street, Gated, Communal
- Outside Space: Communal Gardens
- Heating/Energy: Gas Central Heating, Double Glazing
- Appliances/White Goods: Electric Oven, Gas Hob, Washing Machine, Tumble Dryer, Dishwasher

Leasehold Details

- Tenure: Leasehold
- Lease Start Date: 01/07/2003 (approx)
- Original Lease Term: 125 year(s)
- Lease Expiry Date: 30/06/2128 (approx)
- Lease Term Remaining: 102 year(s) (approx)
- Service Charge: £165 per calendar month
- Ground Rent: Peppercorn
- Leasehold Information: The property benefits from a share in the freehold, held via the management company, meaning no ground rent is payable.

Description

Brought to the market by Atlas Estate Agents, this stylish and spacious two-bedroom flat offers an exceptional opportunity to secure a home in one of Liverpool's most coveted postcodes – the highly sought-after L17.

Tucked away on Aigburth Drive, directly opposite the leafy expanse of Sefton Park, this beautifully presented basement apartment is ideally placed for both peaceful surroundings and vibrant city living. Just a short stroll from the eclectic bars and cafés of Lark Lane, with Aigburth Road and its array of shops and transport links moments away, the location perfectly balances convenience and character.

The accommodation is thoughtfully arranged over one level and boasts a generous open-plan living and kitchen area, flooded with natural light and ideal for both relaxing and entertaining. The contemporary kitchen is finished to a high standard, offering style and functionality in equal measure, while a separate utility area adds practicality to the space.

There are two spacious double bedrooms, with the principal bedroom benefitting from built-in storage, and a sleek, modern bathroom that completes the interior with a touch of luxury.

Offered for sale with no onward chain, this superb property is ready for immediate occupation – an ideal choice for first-time buyers, professionals, or investors seeking a quality home in a prime location.

Early viewing is highly recommended to fully appreciate everything this apartment has to offer.

Additional Images



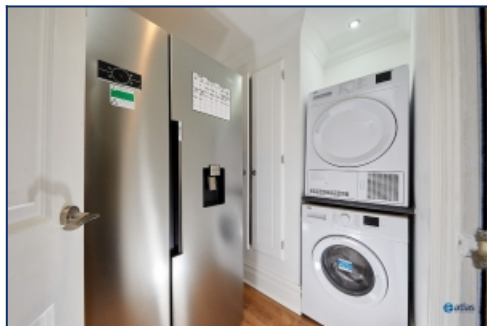
Lounge



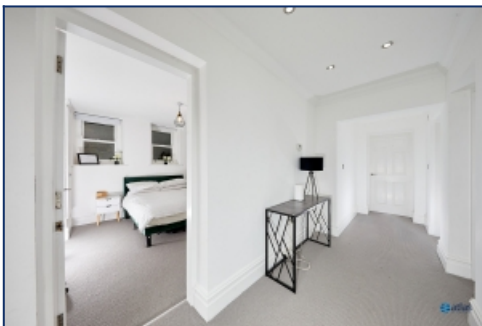
Lounge



Kitchen



Utility Space



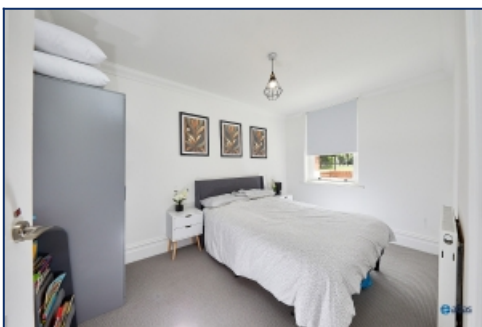
Hallway



Bedroom



Closet



Bedroom



Bathroom



External



Front Elevation

Floor Plans

