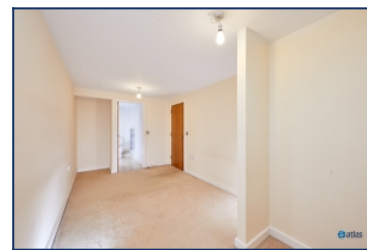
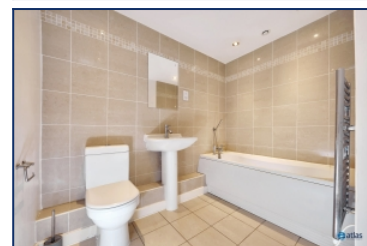


15-17 Aigburth Vale, Aigburth, L17



For Sale - £170,000 Offers Over

Key Features

- 2 Bedroom 2 Bathroom Flat
- EPC Rating: C
- Offered with No Onward Chain
- Sought-After L17 Location
- Stylish Open-Plan Living and Kitchen Area
- Contemporary Fitted Kitchen
- Double Bedroom with Modern En-Suite
- Flexible Second Bedroom Ideal for Guests or Home Office
- Sleek and Modern Family Bathroom
- Access to Residents' Communal Parking
- Conveniently Located Within Walking Distance of Sefton Park

Further Details

- Tenure: Leasehold
- Floor: 2 (no lift)
- No. of Floors: 1
- Floor Space: 698 square feet / 65 square metres
- Council Tax Band: C
- Local Authority: Liverpool City Council
- Service Charge: £118 per calendar month
- Security: Intercom (Audio Only)
- Parking: Off Street, Communal
- Outside Space: Communal Gardens
- Heating/Energy: Electric Heating, Double Glazing
- Appliances/White Goods: Electric Oven, Electric Hob (Ceramic), Fridge/Freezer, Dishwasher

Leasehold Details

- Tenure: Leasehold
- Lease Start Date: 01/05/2004 (approx)
- Original Lease Term: 999 year(s)
- Lease Expiry Date: 30/04/3003 (approx)
- Lease Term Remaining: 977 year(s) (approx)
- Service Charge: £118 per calendar month
- Ground Rent: Peppercorn

Description

Brought to the market by Atlas Estate Agents, this beautifully presented second-floor flat offers the perfect blend of style, comfort and location in the ever-popular Aigburth Vale, L17.

Set within a desirable development at 15-17 Aigburth Vale, this modern home is arranged across a single floor and showcases a bright and spacious open-

plan living and kitchen area – ideal for relaxing or entertaining. The contemporary fitted kitchen is sleek and well-equipped, seamlessly blending into the stylish living space.

The property features two well-proportioned bedrooms, including a generous double with a modern en-suite shower room. The second bedroom offers flexible use, making it perfect for visiting guests, a dressing room or a productive home office. A further family bathroom, finished to a high standard, completes the internal accommodation.

Additional benefits include residents' communal parking, a sought-after L17 location, and the rare advantage of being offered with no onward chain – making for a smooth and stress-free move.

Situated within easy walking distance of Sefton Park, local shops, and excellent transport links, this attractive flat is perfectly placed for enjoying the very best of South Liverpool living.

An ideal opportunity for first-time buyers, downsizers, or investors alike – early viewing is highly recommended.

Additional Images



Communal Parking



Lounge



Lounge



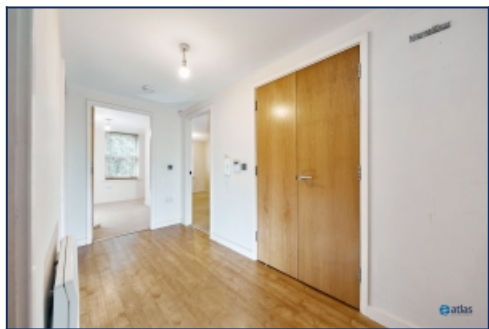
Lounge



Kitchen



Kitchen



Hallway



Bedroom One



En-suite



Bedroom Two



Communal Area

Floor Plans

