

Score Lane, Childwall, L16



For Sale - £180,000 Offers in Excess of

Key Features

- 2 Bedroom 2 Bathroom Apartment
- EPC Rating: C
- An Attractive, Well-Presented Top-Floor Apartment Offering Two Comfortable Bedrooms
- Large Hallway Leading to a Bright Open-Plan Living Area and Kitchen
- Modern, Spacious Living Area with Plenty of Natural Light
- Contemporary, Fully Fitted Kitchen
- Two Well-Proportioned Bedrooms, One Benefiting from an En-Suite Bathroom
- Main Modern Bathroom
- Features Include a Brand-New Boiler (march 2026), New Radiators, Newly Installed Kitchen and Bathroom, and Built-In Wardrobes in the Second Bedroom
- Communal Gardens and Gated, Allocated Parking with Additional Visitor Parking
- Fitted Blinds to All Skylights
- Master Ensuite Featuring Led Lighting and an Inbuilt Bluetooth Speaker

Further Details

- Tenure: Leasehold
- Floor: 3 (no lift)
- No. of Floors: 1
- Floor Space: 71 square metres / 767 square feet
- Council Tax Band: B
- Local Authority: Liverpool City Council
- Service Charge: £70 per calendar month
- Ground Rent: £50 per annum
- Parking: Visitors, Allocated
- No. of Parking Spaces: 1
- Outside Space: Communal Gardens
- Heating/Energy: Gas Central Heating, Double Glazing
- Appliances/White Goods: Electric Oven, Fridge/Freezer, Washer Dryer

Leasehold Details

- Tenure: Leasehold
- Lease Start Date: 11/03/2004 (approx)
- Original Lease Term: 999 year(s)
- Lease Expiry Date: 10/03/3003 (approx)
- Lease Term Remaining: 976 year(s) (approx)
- Service Charge: £70 per calendar month
- Ground Rent: £50 per annum
- Leasehold Information: Pets and sub-letting are not allowed. Owners are shareholders within the Management company.

Description

Brought to the market by Atlas Estate Agents, this attractive top-floor apartment on Score Lane, L16, is offered for sale. Arranged over one floor, the

property features a large hallway leading to a bright, open-plan living area and contemporary, fully fitted kitchen, ideal for modern living.

The apartment offers two well-proportioned bedrooms, one benefiting from an en-suite, alongside a main modern bathroom. Additional features include a brand-new boiler (March 2026), new radiators, newly installed kitchen and bathroom, and built-in wardrobes in the second bedroom.

Completing this delightful home are communal gardens and gated, allocated parking as well as visitor parking, making it a stylish and practical choice for buyers seeking comfort and convenience.

Additional Images



Side Elevation Of Property



Hallway



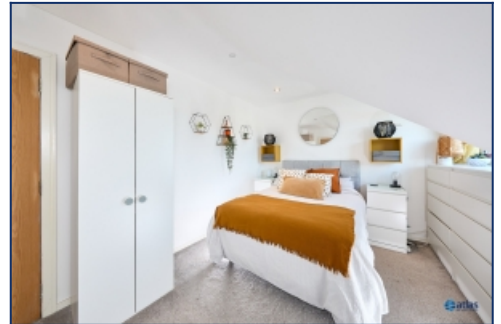
Living Area



Living Area



Kitchen



Bedroom One



Bedroom One



Bedroom One



En-suite To Bedroom One



Bedroom Two



Rear Elevation Of Property

Floor Plans



Approximate total area**

75.2 m ²	768 ft ²
Reduced headroom	3.2 m ²
	35 ft ²

(*) Excluding balconies and terraces

Reduced headroom
----- Below 1.5 m/5 ft

Calculations reference the RICS NPS 01 Standard Measurements an agreement and best practice. This floor plan is intended for illustration only.

GRAPHISO

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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.