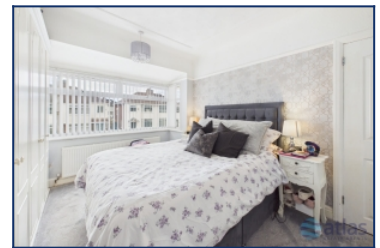


## Easton Road, Huyton, L36



## For Sale - £240,000 Offers in the Region of

### Key Features

- 3 Bedroom 1 Bathroom Semi-Detached House
- EPC Rating: D
- Open-Plan Reception and Dining Room Featuring a Modern Fireplace and Patio Doors Opening Onto the Garden
- Modern Fitted Kitchen with Integrated Appliances
- Bathroom with Bath and Overhead Shower
- Two Spacious Double Bedrooms with Carpet, Plus a Smaller Versatile Bedroom Suitable as a Home Office or Dressing Room
- Generous Rear Garden with a Patio Area
- Recently Refurbished Throughout, Including New Windows and a Composite Front Door
- One Bedroom Benefits from Fitted Wardrobes
- Beautiful Family Home in the Desirable L36 Area

### Further Details

- Tenure: Freehold
- No. of Floors: 2
- Floor Space: 72 square metres / 776 square feet
- Council Tax Band: B
- Local Authority: Knowsley Metropolitan Borough Council
- Parking: Driveway
- No. of Parking Spaces: 2
- Outside Space: Front Garden, Back Garden
- Heating/Energy: Gas Central Heating
- Appliances/White Goods: Oven (Electric), Hob (Gas)

### Description

Brought to the market by Atlas Estate Agents, this beautifully refurbished semi-detached home on Easton Road, Huyton, L36, presents an exceptional opportunity for those seeking a stylish and well-appointed family residence in a desirable location.

Arranged thoughtfully over two floors, the property has been finished to a high standard throughout, with recent upgrades including new windows and a sleek composite front door, setting the tone for the quality found within. On entering, you are welcomed into a bright and inviting layout, where the ground floor offers a superb open-plan reception and dining room. This elegant space is enhanced by a modern fireplace and enjoys an effortless flow through patio doors that open directly onto the rear garden, creating a seamless connection between indoor and outdoor living.

The modern fitted kitchen is both practical and contemporary, complete with integrated appliances and designed to meet the demands of everyday family life. Upstairs, the home continues to impress with three well-proportioned bedrooms. There are two spacious double bedrooms, each finished with soft carpeting, one of which further benefits from fitted wardrobes, offering excellent storage solutions. A third, smaller bedroom provides impressive versatility, ideal as a home office, dressing room, or nursery depending on individual needs.

The bathroom is stylishly appointed, featuring a bath with an overhead shower, catering comfortably to both relaxation and convenience.

Externally, the property boasts a generous rear garden, thoughtfully designed with a patio area perfect for outdoor dining, entertaining, or simply enjoying the warmer months in a private setting.

This is a wonderful family home that combines modern comfort with practical living, all within a sought-after L36 location close to local amenities, schools, and transport links.

## Additional Images



Garden



Aerial View Of Property



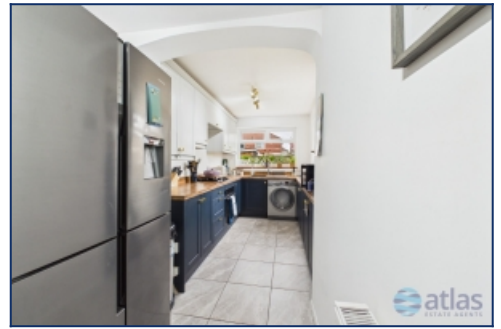
Hallway



Kitchen



Kitchen



Kitchen



Reception Room/Dining Room



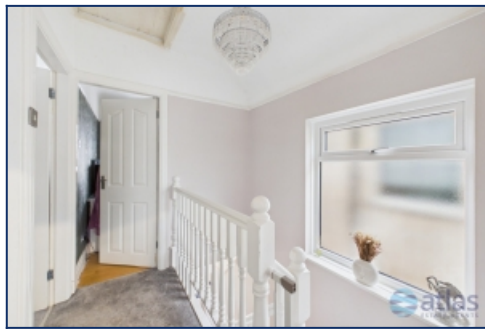
Reception Room/Dining Room



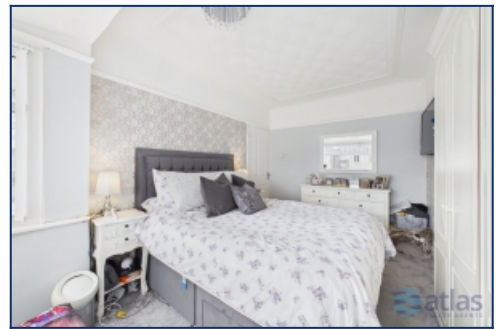
Reception Room/Dining Room



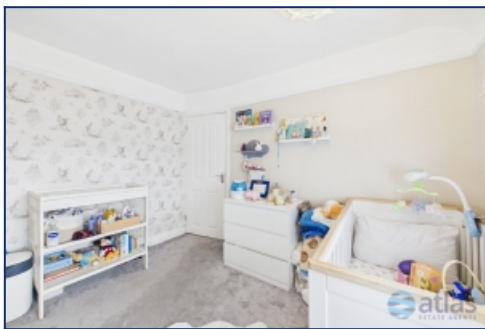
Reception Room/Dining Room



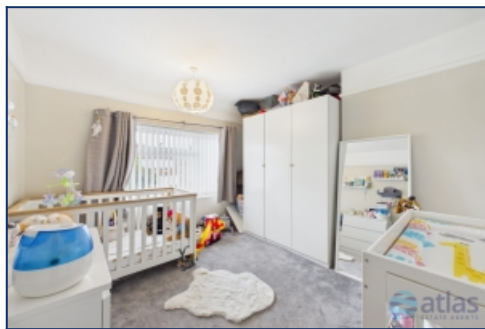
Landing



Bedroom 1



Bedroom 2



Bedroom 2



Bedroom 3



Bathroom



Garden



Aerial View Of Plot



Aerial View Of Garden

## 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)

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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.