

Malcolm Place, Wavertree, L15



For Sale - £280,000 Offers in Excess of

Key Features

- 3 Bedroom 1 Bathroom Semi-Detached House
- EPC Rating: D
- Spacious Open-Plan Kitchen, Dining and Living Area with French Doors Opening Onto the Garden
- Contemporary Fitted Kitchen Complete with Integrated Appliances
- Elegant Living Room Featuring a Beautiful Bay Window
- Additional Generous Reception Room Offering Versatile Living Space
- Three Cosy Bedrooms, Two with Fitted Carpets and One Enhanced by a Charming Bay Window
- Stylish Family Bathroom with a Bath and Overhead Shower
- Immaculate Rear Garden with a Patio Area and Raised Lawn
- Excellent Transport Links Nearby, Just One Minute from Wavertree Technology Park Railway Station
- Situated in the Highly Sought-After Area of Wavertree, L15

Further Details

- Tenure: Freehold
- No. of Floors: 2
- Floor Space: 88 square metres / 949 square feet
- Council Tax Band: C
- Local Authority: Liverpool City Council
- Ground Rent: Peppercorn
- Parking: Driveway
- No. of Parking Spaces: 2
- Outside Space: Back Garden
- Heating/Energy: Gas Central Heating
- Appliances/White Goods: Electric Oven, Electric Hob (Ceramic)

Description

Set within the ever-popular suburb of Wavertree, this beautifully presented semi-detached home on Malcolm Place is proudly introduced to the market by Atlas Estate Agents. Offering generous and versatile accommodation across two floors, this inviting property perfectly blends contemporary styling with warm, characterful living spaces.

At the heart of the home lies a stunning open-plan kitchen, dining and living area, thoughtfully designed for modern family life and effortless entertaining. Bathed in natural light, French doors open gracefully onto the immaculate rear garden, creating a seamless connection between indoor and outdoor living. The sleek fitted kitchen is finished to an excellent standard and comes complete with integrated appliances, ensuring both practicality and style.

To the front of the property, an elegant living room is enhanced by a striking bay window, filling the space with light and charm, whilst an additional spacious reception room provides valuable flexibility, ideal as a second lounge, playroom or home office.

Upstairs, the property continues to impress with three cosy and well-proportioned bedrooms, two of which benefit from fitted carpets, while the principal

room is further elevated by a delightful bay window feature. Completing the first floor is a stylish family bathroom, fitted with a contemporary suite including a bath with overhead shower.

Externally, the home enjoys a beautifully maintained rear garden, featuring a patio seating area and raised lawn — a peaceful setting for relaxing or entertaining during the warmer months.

Ideally situated in the highly sought-after L15 postcode, the property benefits from excellent local amenities and superb transport connections, with Wavertree Technology Park railway station located just a minute away, offering convenient access across the city and beyond.

Additional Images



Bathroom



Hallway



Kitchen



Reception Room 1



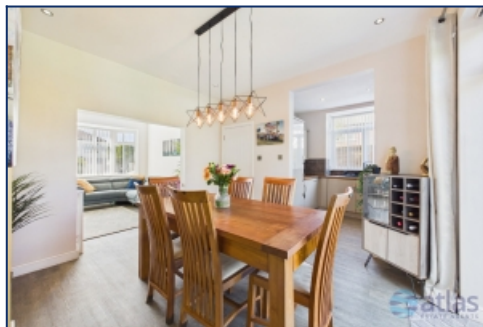
Reception Room 1



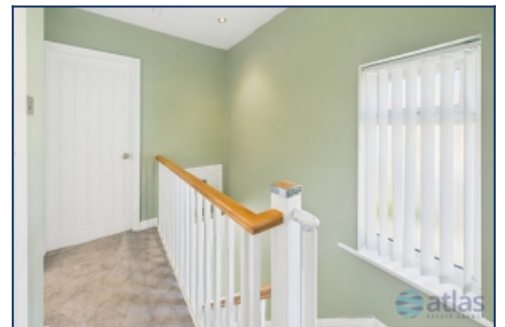
Reception Room 2



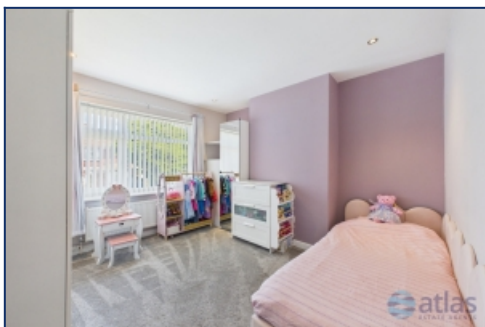
Reception Room 2



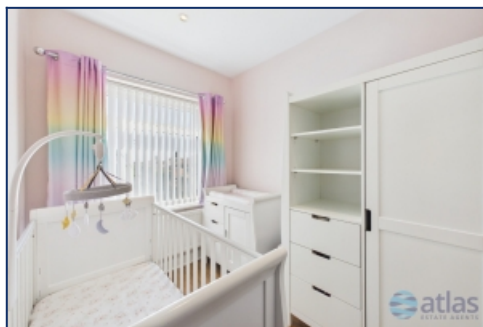
Dining Room



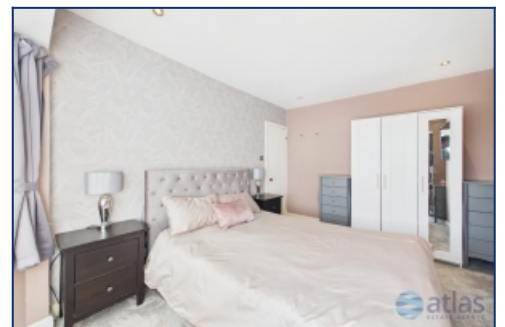
Landing



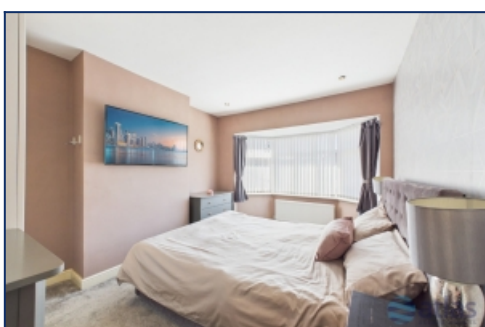
Bedroom 1



Bedroom 2



Bedroom 3



Bedroom 3



Garden



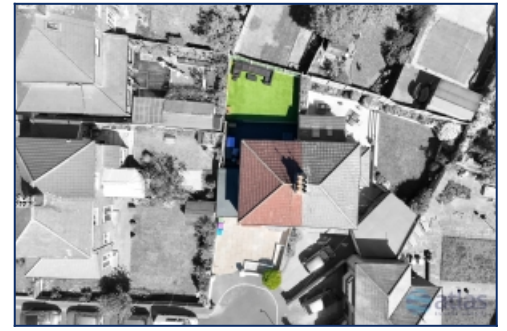
Garden



Garden



Aerial View Of Garden



Aerial View Of Plot

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
Website: www.atlasestateagents.co.uk

These particulars are intended to give a fair and substantially correct overall description for the guidance of intending purchasers/tenants and do not constitute an offer or part of a contract. Please note that any services, heating systems or appliances have not been tested and no warranty can be given or implied as to their working order. Prospective purchasers/tenants ought to seek their own professional advice.

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.