

## Hollybank Road, Mossley Hill, L18



**For Sale - £290,000**

### Key Features

- 3 Bedroom 1 Bathroom Terraced House
- EPC Rating: D
- With No Onward Chain, a Well-Presented Modern Mid-Terraced Home Offering Three Bedrooms and a Family Bathroom
- The Property Benefits from a Welcoming Entry Space Leading Into a Bright and Lengthy Entrance Hallway
- The Front Living Room Features a Charming Log Burner and a Bay Window, Flooding the Space with Natural Light
- The Living Room Flows Into the Dining Area, Which Can Also Be Accessed Directly from the Entrance Hallway
- To the Rear Is a Spacious, Modern Kitchen with a Large Window Overlooking the Back Yard and Direct Access to the Outdoor Space
- The Yard Is Generous in Size, with Steps Leading to the Rear and Plenty of Room for Outdoor Activities
- Upstairs, the Landing Is Light and Spacious, Leading to Two Double Bedrooms and a Generously Sized Single Bedroom
- A Modern Family Bathroom Completes the First Floor Accommodation
- Additional Benefits Include On-Street Parking and a Newly Installed Boiler

### Further Details

- Tenure: Freehold
- No. of Floors: 2
- Floor Space: 91 square metres / 982 square feet
- Council Tax Band: A
- Local Authority: Liverpool City Council
- Parking: On Street
- Outside Space: Back Yard
- Heating/Energy: Double Glazing
- Appliances/White Goods: Oven (Electric), Hob (Ceramic), Dishwasher

### Description

Brought to the market by Atlas Estate Agents, this modern mid-terraced home on Hollybank Road, L18, is offered with no onward chain and presents a fantastic opportunity for first-time buyers or growing families. Arranged over two floors, the property blends contemporary living with traditional charm.

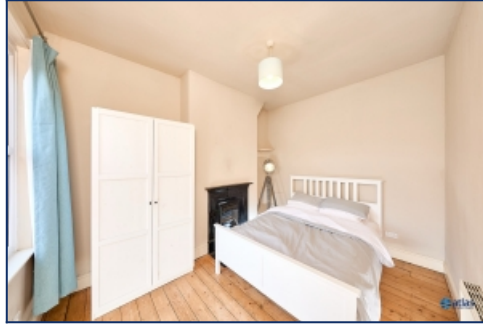
A welcoming entry space leads into a bright and lengthy hallway, giving access to two reception rooms. The front living room features a cosy log burner and a bay window, filling the space with natural light, while the dining area flows effortlessly from the living room and can also be accessed directly from the hallway, providing flexible living arrangements. To the rear, a spacious modern kitchen overlooks the generous back yard and offers direct access to the outdoor space, ideal for entertaining or relaxing.

Upstairs, a light-filled landing leads to two double bedrooms and a generously sized single, alongside a modern family bathroom. The property also benefits from on-street parking and a newly installed boiler, combining practicality with style. With its excellent presentation, flexible living spaces, and generous outdoor area, this home represents a wonderful opportunity in a desirable location.

## Additional Images



Bedroom One



Bedroom Two



Entry



Hallway



Living Space/Dining Room



Dining Room



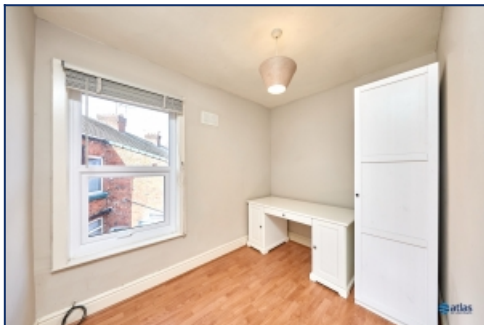
Kitchen



Landing



Bedroom One



Bedroom Three



Rear Elevation Of Property



Back Yard

## Floor Plans



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