

## Rose Brae, Mossley Hill, L18



**For Sale - £280,000 Offers Over**

### Key Features

- 3 Bedroom 1 Bathroom Terraced House
- EPC Rating: D
- No Onward Chain for a Hassle-free Purchase
- Spacious Lounge Featuring High Ceilings, a Charming Bay Window, and a Character Fireplace
- Versatile Second Reception Room/dining Room with an Elegant Fireplace
- Traditional Kitchen Equipped with an Electric Oven and Gas Hob
- Beautifully Preserved Original Floorboards Throughout
- Two Generously-sized Double Bedrooms, Plus a Third Bedroom Perfect for a Home Office or Nursery
- Family Bathroom Featuring a Full-sized Bath, Overhead Shower, and Skylight for Natural Light
- Low-maintenance Rear Courtyard
- Efficient Gas Central Heating for Year-round Comfort
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### Further Details

- Tenure: Freehold
- No. of Floors: 2
- Floor Space: 853 square feet / 79 square metres
- Council Tax Band: B
- Local Authority: Liverpool City Council
- Parking: On Street
- Outside Space: Back Yard
- Heating/Energy: Gas Central Heating
- Appliances/White Goods: Electric Oven, Gas Hob

### Description

Brought to the market by Atlas Estate Agents, this charming terraced house, nestled in the sought-after Rose Brae area of Mossley Hill, L18, offers a wonderful blend of traditional character and modern comfort. With accommodation spread across two floors, this property presents an ideal opportunity for families and professionals alike, with the added benefit of no onward chain for a hassle-free purchase.

Step inside to discover a spacious lounge, where high ceilings, a charming bay window, and an elegant character fireplace combine to create a welcoming and light-filled space. The second reception room, versatile enough to serve as a dining room or additional lounge, boasts another delightful fireplace, adding to the home's appeal.

The traditional kitchen, equipped with an electric oven and gas hob, offers the perfect space for family meals or a quick bite. Beautifully preserved original floorboards run throughout the property, enhancing the sense of warmth and timeless charm.

Upstairs, you'll find two generously-sized double bedrooms, each offering ample space for comfortable living. The third bedroom provides an ideal setting for a home office or nursery, ensuring flexibility to suit your lifestyle. The family bathroom is both functional and inviting, featuring a full-sized bath, overhead shower, and a skylight that floods the space with natural light.

To the rear, a low-maintenance yard provides a private outdoor retreat, perfect for relaxing or entertaining. Efficient gas central heating ensures warmth and comfort throughout the year, making this home a truly inviting place to live.

With no onward chain, this delightful home offers the perfect combination of space, character, and convenience in one of Mossley Hill's most desirable locations.

## Additional Images



Lounge



Hallway



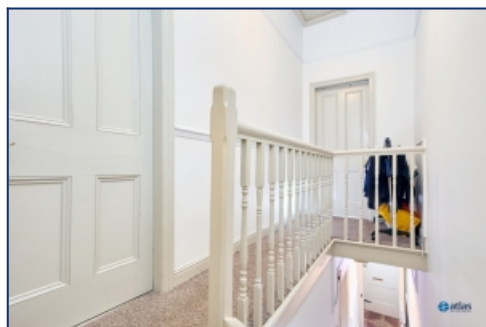
Kitchen



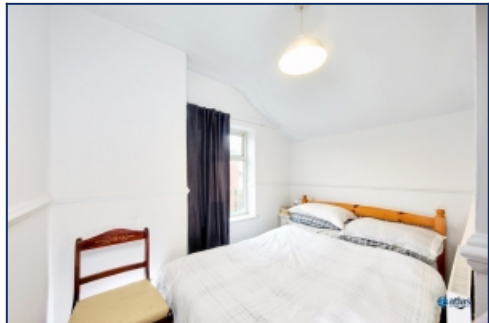
Kitchen



Kitchen



Landing



Bedroom



Bedroom



Yard



Yard

## Floor Plans

