

# Holland Street, Kensington, L7









## For Sale - £235,000 Offers in Excess of

#### **Key Features**

- 4 Bedroom 1 Bathroom Semi-Detached House
- EPC Rating: C
- No Onward Chain, Ensuring a Smooth Purchase Process
- Welcoming and Cosy Front Lounge
- Generously Sized Kitchen and Dining Area, Perfect for Entertaining
- Stylish and Contemporary Fitted Kitchen
- Convenient Ground Floor W.c.
- Three Spacious Double Bedrooms, Including a Converted Loft Room
- Flexible Fourth Bedroom, Ideal as an Office, Nursery, or Guest Room
- Modern Family Bathroom with Bath and Overhead Shower
- Well-Maintained Front and Rear Gardens
- Superb Family Home in a Popular L7 Location

#### **Further Details**

- Tenure: Freehold
- No. of Floors: 3
- Floor Space: 981 square feet / 91 square metres
- Council Tax Band: B
- Local Authority: Liverpool City Council
- Parking: On Street
- Outside Space: Front Garden, Back Garden
- Heating/Energy: Gas Central Heating, Double Glazing

### **Description**

Brought to the market by Atlas Estate Agents, this beautifully presented four-bedroom semi-detached home on the sought-after Holland Street, Kensington (L7) offers generous living space across three well-planned floors, making it a superb choice for families and professionals alike.

Step inside to discover a welcoming and cosy front lounge, perfect for relaxing evenings, complemented by a stylish and contemporary fitted kitchen to the rear. The kitchen flows seamlessly into a generously sized dining area, ideal for hosting dinner parties, family gatherings or simply enjoying your morning coffee in a bright and social setting. A convenient ground floor W.C. adds practicality for busy households.

The upper floors boast three spacious double bedrooms, including a loft conversion that offers a tranquil and private retreat. A fourth flexible bedroom provides the perfect space for a home office, nursery, or guest accommodation. A modern family bathroom with a bath and overhead shower completes the layout, offering comfort and convenience.

Outside, the property continues to impress with well-maintained front and rear gardens, offering a pleasant outdoor space to enjoy during warmer months.

Offered with no onward chain, this home ensures a smooth and stress-free purchase process. Situated in a popular L7 location, close to local amenities, schools, and excellent transport links, this is a fantastic opportunity to secure a spacious and stylish family home in a thriving part of Liverpool.

## **Additional Images**







Hallway



Lounge



Kitchen/Dining Area



Kitchen/Dining Area



W c



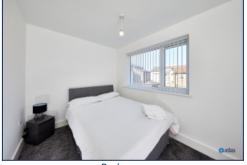
Landing



Bedroom



Bedroom



Bedroom



Garden



Garden

**Floor Plans** 



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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.