Dartington Road, Childwall, L16









For Sale - £280,000 Offers Over

Key Features

- 3 Bedroom 1 Bathroom Semi-Detached House
- EPC Rating: D
- Set Back from the Road with a Large Driveway and Front Garden
- Spacious and Welcoming Entrance Hallway
- Front Living Room with an Attractive Feature Fireplace
- Rear Living Room with Feature Fireplace, Garden Access and Views
- Separate Kitchen Set Within Its Own Dedicated Space
- Useful Downstairs Wc for Added Convenience
- Large First-Floor Landing with Access to All Bedrooms
- Two Double Bedrooms Plus a Further Smaller Double Bedroom
- Contemporary Bathroom with a Separate Wc
- Well-Presented Rear Garden with Patio and Established Greenery

Further Details

- Tenure: Leasehold
- No. of Floors: 2
- Floor Space: 86 square metres / 930 square feet
- Council Tax Band: C
- Local Authority: Liverpool City Council
- Ground Rent: £4 per year
- Parking: On Street, Driveway
- No. of Parking Spaces: 1
- Outside Space: Back Garden
- Heating/Energy: Gas Central Heating, Double Glazing

Leasehold Details

- Tenure: Leasehold
- Lease Start Date: 01/01/1933 (approx)
- Original Lease Term: 999 year(s)
- Lease Expiry Date: 31/12/2931 (approx)
- Lease Term Remaining: 905 year(s) (approx)
- Service Charge: None
- Ground Rent: £4 per annum
- Leasehold Information: No service charge.

  No restrictions on keeping pets.

  No restrictions on sub-letting (both short and long term).

Description

Brought to the market by Atlas Estate Agents, this attractive semi-detached house on Dartington Road, Childwall, L16, offers spacious and versatile accommodation arranged over two floors and is available for sale with no onward chain.

Set back from the road, the property enjoys a generous driveway and well-presented front garden, creating an attractive approach to the home. A spacious and welcoming entrance hallway provides access to the ground-floor accommodation, with a useful downstairs WC adding further convenience.

The front living room offers a comfortable space to relax, featuring an attractive fireplace that creates a natural focal point. To the rear, a second reception room provides further versatile living space, complete with its own feature fireplace, garden access and pleasant views over the rear garden.

The separate kitchen is positioned within its own dedicated space, offering a practical layout for everyday cooking and dining.

To the first floor, a large landing leads to three bedrooms, comprising two well-proportioned double bedrooms and a further smaller double bedroom. A contemporary bathroom, complemented by a separate WC, completes the first-floor accommodation.

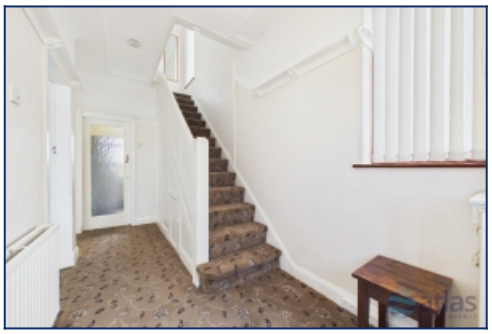
Externally, the property benefits from a well-presented rear garden with a patio area and established greenery, providing a pleasant outdoor setting for relaxing or entertaining.

Combining generous living accommodation, attractive gardens and a desirable position in Childwall, this property presents an appealing opportunity for buyers seeking a well-proportioned family home with no onward chain.

Additional Images


Bedroom One


Garden


Hallway


Front Reception Room


Rear Reception Room


Kitchen


Kitchen


Kitchen


Kitchen


Wc


Bedroom One


Bedroom Two



Bedroom Two



Bedroom Three



Bathroom



Separate Wc



Rear Elevation & Garden



Aerial View Boundry

Floor Plans



Tel: 0151 433 2598
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.