

## Nook Rise, Wavertree, L15



For Sale - £315,000

### Key Features

- 3 Bedroom 1 Bathroom Terraced House
- EPC Rating: D
- Contemporary, Spacious Fitted Kitchen with a Central Island, Integrated Appliances, Skylights and Bi-Folding Doors Opening Onto the Garden
- Generously Proportioned Reception Room with a Charming Log Burner
- Three Well-Sized Double Bedrooms
- Stylish Family Bathroom with a Bath and Overhead Shower
- Private Driveway Offering Off-Road Parking for Two Vehicles
- Enclosed Rear Garden with a Decked Seating Area, Perfect for Outdoor Entertaining
- Ideally Situated in the Highly Sought-After Area of Wavertree, L15

### Further Details

- Tenure: Freehold
- No. of Floors: 2
- Floor Space: 76 square metres / 815 square feet
- Council Tax Band: C
- Local Authority: Liverpool City Council
- Ground Rent: Peppercorn
- Parking: Driveway
- No. of Parking Spaces: 2
- Outside Space: Front Garden, Back Garden
- Heating/Energy: Gas Central Heating, Double Glazing
- Appliances/White Goods: Electric Oven, Electric Hob (Ceramic)

### Description

Brought to the market by Atlas Estate Agents, this charming terraced home in the highly sought-after area of Nook Rise, Wavertree (L15), presents an excellent opportunity for those seeking a stylish and well-appointed family residence.

Arranged thoughtfully over two floors, the property boasts a contemporary, spacious fitted kitchen that forms the true heart of the home. Complete with a central island, integrated appliances, skylights, and impressive bi-folding doors, this superb space seamlessly connects the interior to the rear garden, creating an ideal setting for both everyday living and entertaining. The generous reception room offers a warm and inviting atmosphere, enhanced by a charming log burner, perfect for cosy evenings in.

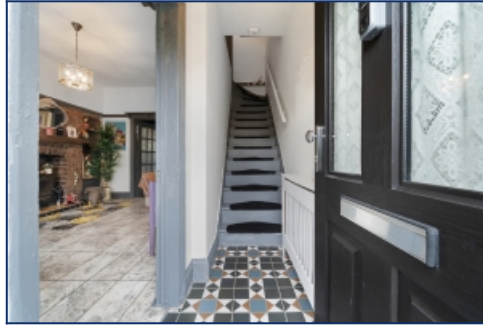
Upstairs, there are three well-proportioned double bedrooms, each offering ample space and natural light, alongside a stylish family bathroom fitted with a bath and overhead shower. Externally, the property continues to impress with a private driveway providing off-road parking for two vehicles, and an enclosed rear garden featuring a decked seating area—an ideal spot for outdoor dining and social gatherings during the warmer months.

Perfectly positioned in one of Wavertree's most desirable residential locations, this delightful home effortlessly combines comfort, practicality, and contemporary design.

## Additional Images



Garden



Hallway



Kitchen



Kitchen



Kitchen



Kitchen



Reception Room



Reception Room



Reception Room



Bedroom One



Bedroom One



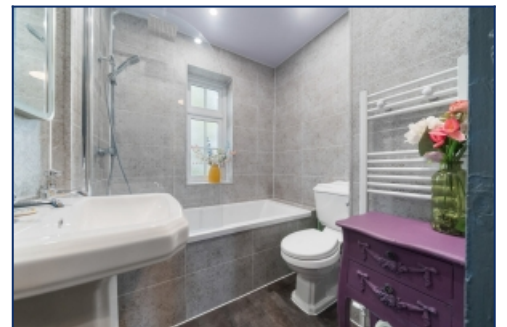
Bedroom Two



Bedroom Two



Bedroom Tree



Bathroom



Garden



Aerial View Of Property



Aerial View Of Property

## Floor Plans



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