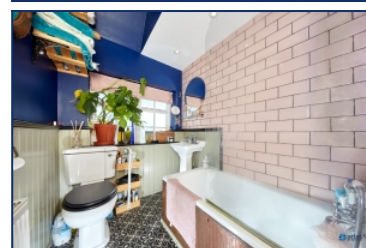


Fieldway, Wavertree, L15



For Sale - £350,000 Offers in the Region of

Key Features

- 3 Bedroom 1 Bathroom Terraced House
- EPC Rating: D
- Beautifully Presented Home in the Highly Desirable L15 Area
- Two Reception Rooms Downstairs with Feature Fireplaces and Original Hardwood Flooring
- Contemporary Kitchen with High-Quality Fittings
- Three Generously Sized Double Bedrooms
- Access to Loft Room Via the Second Bedroom
- Stylish Modern Bathroom with Bath and Overhead Shower
- Expansive Rear Garden, Ideal for Outdoor Living
- Single Glazing with Triple K Glass and Efficient Gas Central Heating Throughout
- Charming Sash Windows Adding Character
- Excellent Transport Links to Local Amenities and City Centre

Further Details

- Tenure: Leasehold
- No. of Floors: 3
- Floor Space: 1,055 square feet / 98 square metres
- Council Tax Band: C
- Local Authority: Liverpool City Council
- Outside Space: Front Garden, Back Garden
- Heating/Energy: Gas Central Heating, Double Glazing
- Appliances/White Goods: Electric Cooker, Gas Hob

Leasehold Details

- Tenure: Leasehold
- Lease Start Date: 24/06/1910 (approx)
- Original Lease Term: 999 year(s)
- Lease Expiry Date: 23/06/2909 (approx)
- Lease Term Remaining: 883 year(s) (approx)
- Service Charge: None
- Ground Rent: Peppercorn

Description

A Beautifully Presented Home in the Heart of Wavertree - Fieldway, L15

Brought to the market by Atlas Estate Agents, this delightful terraced house is a perfect blend of period charm and contemporary style, offering spacious accommodation arranged over three well-appointed floors. Nestled in the ever-popular L15 postcode, Fieldway enjoys a reputation for its strong community spirit, excellent transport links, and proximity to a wealth of local amenities and Liverpool city centre.

Step inside and be welcomed by two elegant reception rooms, both beautifully finished with original hardwood flooring and stunning feature fireplaces - ideal for cosy evenings or entertaining in style. The heart of the home lies in the sleek, contemporary kitchen, boasting high-quality fittings and a tasteful design that will satisfy even the most discerning of home chefs.

Upstairs, the property continues to impress with three generously sized double bedrooms, each offering ample space and natural light. The second bedroom provides convenient access to a versatile loft room, perfect for use as a home office, creative studio, or additional storage. The stylish modern bathroom features a full-size bath with an overhead shower – a tranquil retreat at the end of the day.

Single glazing with triple k glass and gas central heating ensure comfort throughout the seasons, while charming sash windows add a characterful touch to this already inviting home.

Outside, the expansive rear garden offers a private oasis for relaxation, play, or al fresco dining – ideal for those who love outdoor living.

Whether you're a growing family, a professional couple, or a savvy investor, this stunning home on Fieldway is not to be missed. Contact Atlas Estate Agents today to arrange your viewing and take the first step towards owning a truly exceptional property in Wavertree, L15.

Additional Images



Bedroom



Hallway



Lounge



Lounge



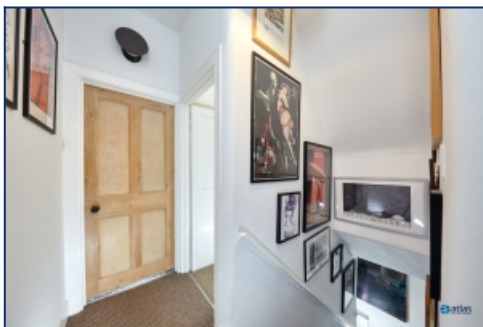
Reception Room



Reception Room



Kitchen



Landing



Bedroom



Bedroom



Bedroom



Bedroom



Floor 1

Entry: 8.01 x 3.21 m / 27' x 10'7"

Reception: 12.01 x 18.01 m / 39'6" x 59'0"

Living Room: 8.01 x 11.01 m / 26'3" x 36'0"

Study: 6.01 x 4.01 m / 19'7" x 13'2"

Kitchen: 3.01 x 4.01 m / 9'8" x 13'2"

Bedroom: 3.01 x 3.01 m / 9'8" x 9'8"

Bedroom: 3.01 x 3.01 m / 9'8" x 9'8"

Bedroom: 3.01 x 3.01 m / 9'8" x 9'8"

Bathroom: 2.11 x 2.11 m / 6'9" x 6'9"

Living: 3.01 x 3.01 m / 9'8" x 9'8"

Floor 2

Left Room: 4.01 x 4.01 m / 13'2" x 13'2"

Right Room: 4.01 x 4.01 m / 13'2" x 13'2"

	Approximate total area*
Reduced Reception	97.86 m ²
Reduced Bedrooms	1054.65 m ²
Reduced Bathrooms	7.42 m ²
Reduced Living Areas	79.83 m ²

*Based on 100% occupancy

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Website: www.atlasestateagents.co.uk

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.