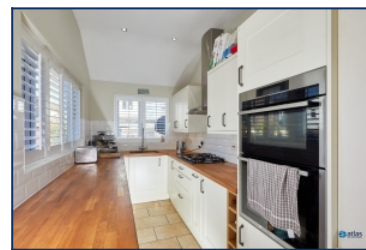
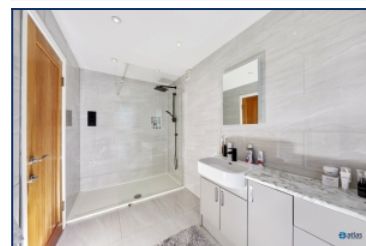
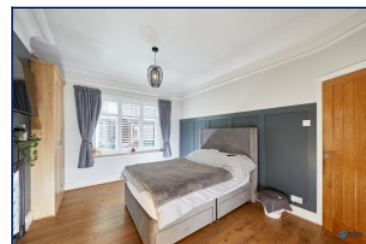


Harthill Avenue, Allerton, L18



For Sale - £450,000 Offers in Excess of

Key Features

- 4 Bedroom 2 Bathroom Semi-Detached House
- EPC Rating: E
- Beautifully Presented Family Home in Sought-After L18 Location
- Elegant Lounge with Bay Window and Feature Fireplace
- Stylish Open Plan Living and Kitchen Area
- Contemporary Kitchen with Integrated Appliances
- Convenient Upstairs Utility Room
- Three Generously Sized Double Bedrooms, Including a Top-Floor Bedroom with En-Suite
- Flexible Fourth Bedroom, Perfect as a Home Office or Guest Room
- Modern Family Bathroom with Bath and Overhead Shower
- Spacious and Low-Maintenance Rear Yard
- Fully Double Glazed with Efficient Gas Central Heating

Further Details

- Tenure: Freehold
- No. of Floors: 3
- Floor Space: 1,393 square feet / 129 square metres
- Council Tax Band: C
- Local Authority: Liverpool City Council
- Parking: On Street
- Outside Space: Back Yard
- Heating/Energy: Gas Central Heating, Double Glazing
- Appliances/White Goods: Electric Oven (Double), Gas Hob, Dishwasher

Description

Brought to the market by Atlas Estate Agents, this beautifully presented four-bedroom semi-detached home on Harthill Avenue, Allerton, L18, offers the perfect blend of timeless elegance and contemporary style in one of South Liverpool's most sought-after locations.

Set across three spacious floors, the property opens into a welcoming entrance hall that sets the tone for the refined accommodation beyond. To the front, a charming lounge with a bay window and feature fireplace creates a warm and inviting space — ideal for relaxed evenings or entertaining guests.

At the heart of the home lies a stylish open-plan living and kitchen area, designed with modern family living in mind. The contemporary kitchen is well-appointed with integrated appliances and sleek cabinetry, while the adjoining living space flows effortlessly, perfect for both everyday life and social gatherings. A convenient upstairs utility room adds to the practical appeal.

The home boasts three generously sized double bedrooms, including a superb top-floor suite complete with en-suite bathroom, offering privacy and comfort. A versatile fourth bedroom provides flexibility — whether used as a guest room, nursery or home office, it adapts easily to suit your lifestyle. A modern family bathroom featuring a bath with overhead shower serves the remaining bedrooms.

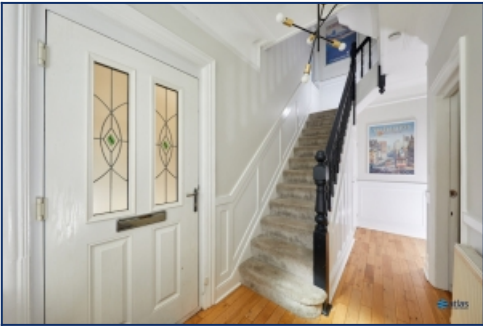
Outside, the rear yard is both spacious and low-maintenance, ideal for al fresco dining or simply soaking up the sun on a summer's day. The home also benefits from full double glazing and efficient gas central heating, ensuring year-round comfort.

An exceptional family home in an enviable L18 location, this property offers the space, style and setting to enjoy for years to come. Early viewing is highly recommended.

Additional Images



Yard



Hallway



Lounge



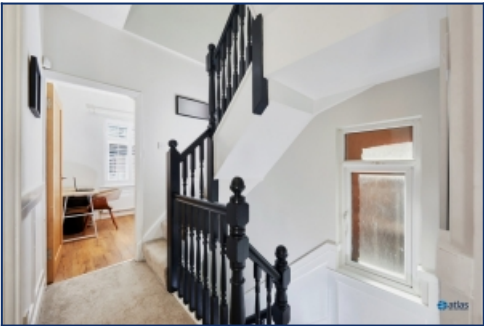
Open Plan Kitchen/Living



Open Plan Kitchen/Living



Open Plan Kitchen/Living



Landing



Bedroom



Bedroom/Office



Utility Space



Family Bathroom



Bedroom



Yard

Floor Plans



Tel: 0151 727 2469
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.