

## Woodvale Road, Woolton, L25



**For Sale - £270,000 Offers in Excess of**

### Key Features

- 3 Bedroom 1 Bathroom Semi-Detached House
- EPC Rating: C
- Cosy Reception Room with Fitted Carpet and Gas Fireplace
- Modern, Spacious Kitchen Diner with Integrated Appliances
- Three Well-Appointed Bedrooms
- Bathroom with Bath and Overhead Shower
- Large Garden with Patio and Generous Lawned Area
- Private Driveway with Parking for Two Cars
- Highly Sought-After L25 Location

### Further Details

- Tenure: Freehold
- No. of Floors: 2
- Floor Space: 74 square metres / 791 square feet
- Council Tax Band: B
- Local Authority: Liverpool City Council
- Parking: Driveway
- No. of Parking Spaces: 2
- Outside Space: Back Garden
- Heating/Energy: Gas Central Heating, Double Glazing
- Appliances/White Goods: Oven (Electric), Hob (Gas), Microwave

### Description

Brought to the market by Atlas Estate Agents, this attractive semi-detached home on Woodvale Road, Woolton, L25, offers a welcoming blend of comfort, practicality and modern living.

Arranged over two floors, the property features a cosy reception room with fitted carpet and a gas fireplace, creating a warm and inviting space to relax. To the rear, the modern and spacious kitchen diner provides an excellent setting for everyday living and entertaining, complete with a range of integrated appliances.

Upstairs, there are three well-appointed bedrooms alongside a family bathroom with a bath and overhead shower.

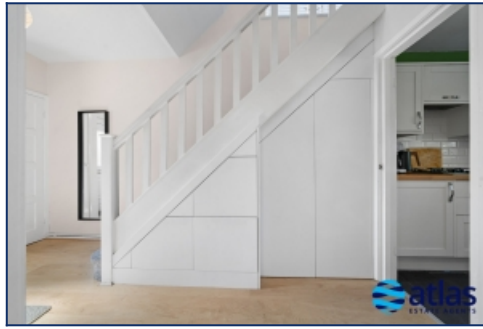
Outside, the generous rear garden offers a patio and substantial lawn, providing plenty of space for outdoor enjoyment. A private driveway with parking for two cars adds further convenience.

Situated in the highly sought-after L25 area of Woolton, this well-presented home is ideally placed for local amenities, schools and excellent transport links, making it an appealing choice for a wide range of buyers.

## Additional Images



Bedroom One



Hallway



Reception Room



Kitchen/Diner



Kitchen/Diner



Landing



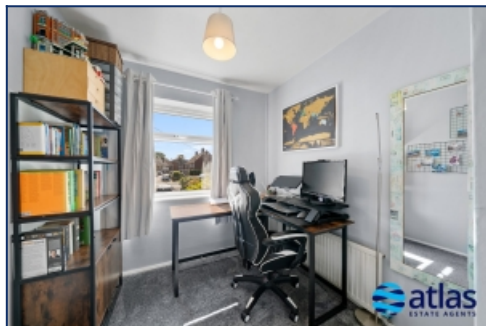
Bedroom One



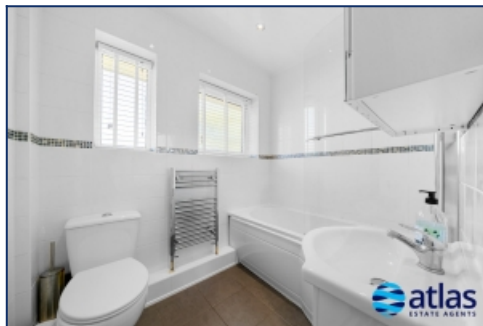
Bedroom Two



Bedroom Two



Bedroom Three



Bathroom



Bathroom



Garden



Garden



Aerial View Of Plot



Aerial View Of Property



Front Elevation Of Property (night Shot)

## Floor Plans



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