

## Blantyre Road, Wavertree, L15



For Sale - £230,000 Offers in Excess of

### Key Features

- 3 Bedroom 1 Bathroom Terraced House
- EPC Rating: C
- Excellent Potential for Modernisation and Personalisation
- Bright and Spacious Open-Plan Living and Dining Area Featuring a Character Fireplace
- Contemporary Kitchen Complete with Fully Tiled Splashback
- Two Generously Proportioned Double Bedrooms with Fitted Wardrobes, Plus a Versatile Third Bedroom
- Generous Rear Yard Offering Excellent Scope for Enhancement or Landscaping
- Just Minutes' Walk from the Vibrant Bars, Shops and Restaurants of Smithdown Road
- A Five-Minute Walk to the Popular Local Green Space Known as "the Mystery"
- Superb Transport Links Providing Direct Access to the City Centre

### Further Details

- Tenure: Freehold
- No. of Floors: 2
- Floor Space: 89 square metres / 959 square feet
- Council Tax Band: A
- Local Authority: Liverpool City Council
- Parking: On Street
- Outside Space: Back Yard
- Heating/Energy: Gas Central Heating, Double Glazing
- Appliances/White Goods: Electric Oven, Gas Hob

### Description

Brought to the market by Atlas Estate Agents, this charming terraced home on Blantyre Road, Wavertree, L15 presents an exciting opportunity to create something truly special.

Arranged over two floors and offered with no onward chain, the property combines generous proportions with outstanding potential for modernisation and personalisation. Behind its traditional façade lies a bright and spacious open-plan living and dining area, where natural light filters in to highlight a character fireplace that forms a warm and inviting focal point. A second reception room offers welcome flexibility — equally suited to a snug, home office or playroom — adapting effortlessly to the demands of modern living.

The contemporary kitchen is thoughtfully appointed with a fully tiled splashback, providing a practical yet stylish environment for everyday cooking. With excellent scope for reimagining or enhancement, it offers the perfect canvas for those keen to add their own stamp.

Upstairs, the home continues to impress. Two generously proportioned double bedrooms, each complete with fitted wardrobes, provide both comfort and

practicality. A versatile third bedroom lends itself to a variety of uses, whether as a nursery, study or dressing room, while the bathroom serves the household with ease.

To the rear, a generous yard offers exciting potential for landscaping or transformation into an inviting outdoor retreat. Whether you envision a contemporary courtyard for entertaining or a peaceful haven filled with planting, the space is ready to be shaped to your taste.

The location is equally appealing. Just minutes' walk from the vibrant bars, independent shops and popular restaurants of Smithdown Road, the property also sits within a five-minute stroll of the well-loved green space affectionately known as The Mystery — ideal for morning jogs or relaxed weekend walks. Superb transport links provide direct access to the city centre, ensuring convenience is always close at hand.

Full of character and brimming with possibility, this is a home ready to be transformed into something exceptional.

## Additional Images



Bedroom 1



Bedroom 2



Lounge



Dining Room



Kitchen



Landing



Bedroom 1



Bedroom 2



Bedroom 3



Bathroom



Rear Yard



Rear Yard

## Floor Plans



Ground Floor



First Floor

Approximate total area\*  
85.1 m<sup>2</sup>  
958 ft<sup>2</sup>

(\*Excluding balconies and terraces)

Calculations reference the RICS NPS  
3C standard measurements are  
agreed and not to scale. This  
floor plan is intended for illustration  
only.

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Tel: 0151 727 2469  
Fax: 0151 727 4943

Atlas Estate Agents, 2 Allerton Road,  
Mossley Hill, Liverpool, L18 1LN

Email: [sales@atlasestateagents.co.uk](mailto:sales@atlasestateagents.co.uk)  
Website: [www.atlasestateagents.co.uk](http://www.atlasestateagents.co.uk)

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