

Baroncroft Road, Woolton, L25



To Let - £1,700 per calendar month

Key Features

- 4 Bedroom 2 Bathroom Detached Bungalow
- EPC Rating: E54
- Well Presented Throughout
- Sought After South Liverpool Location
- Extremely Large and Well Maintained Rear Garden
- Served by Good Transport Links
- Spacious Double Garage
- Fitted Kitchen with Appliances
- Block Paved Driveway Providing Off Road Parking
- Two Bathrooms (ground & First Floor)
- Double Glazing & Gas Central Heating
- Early Viewing Advised!

Move-in Costs

- Security Deposit: £1,961.53
- To secure this property you are required to pay a holding deposit equal to one weeks rent, £392.31. The holding deposit will go on to form part of your rent/security deposit. The balance of any rent/security deposit is normally payable the working day before you move in.

Description

An Exceptional Family Home in the Heart of Woolton

Atlas Estate Agents are delighted to present to the rental market this extremely spacious four-bedroom detached dormer bungalow, ideally situated on the highly desirable Baroncroft Road in Woolton, L25.

Nestled in one of South Liverpool's most sought-after suburbs, Woolton is steeped in history and charm, with a wealth of local landmarks including

Further Details

- Furnishing: Unfurnished
- No. of Floors: 2
- Floor Space: 1,602 square feet / 149 square metres
- Council Tax Band: E
- Local Authority: Liverpool City Council
- Parking: On Street, Off Street, Garage, Driveway, Allocated
- No. of Parking Spaces: 2
- Outside Space: Patio/Decking, Front Garden, Back Garden
- Heating/Energy: Gas Central Heating, Double Glazing
- Appliances/White Goods: Gas Hob, Gas Oven, Microwave, Washing Machine, Tumble Dryer
- Bills Included: None

Letting Information

- Date Available From: Now
- Minimum Term: 12 months
- Minimum Annual Household Income: £51,000
- Guarantor NOT required (subject to referencing)
- Pets NOT considered
- Smoking NOT permitted

Strawberry Field, Reynolds Park, Woolton Golf Club, and nearby Sefton Park—a stunning 235-acre green space listed by English Heritage. The area is also home to Allerton Road, a thriving high street renowned for its stylish wine bars, cafés, restaurants and independent shops. With a range of highly regarded schools such as St Julie's Catholic High School and St Francis Xavier's College, plus excellent road, rail and bus links to the city centre, Woolton is the perfect setting for family life.

The accommodation is set across two spacious floors and has been recently refurbished to offer a fresh, well-presented living environment. On the ground floor, you're welcomed via a porch and entrance hallway, leading to a modern fitted kitchen, a bright and airy living/dining room, two generous double bedrooms, a family bathroom, and a separate W.C. The property also provides internal access to a large double garage, perfect for parking, storage or a home workshop.

Upstairs, the first floor offers two additional double bedrooms and a further family bathroom, creating ample space for families or those needing a home office or guest rooms.

Externally, the home continues to impress with a block-paved driveway, up and over garage door, and an extremely large, beautifully maintained rear garden complete with a patio—perfect for outdoor entertaining in the warmer months.

Additional benefits include gas central heating, double glazing, and offered unfurnished, giving you the freedom to style and furnish to your own taste.

This is a rare opportunity to rent such a spacious and versatile home in one of Liverpool's most prestigious neighbourhoods. Early viewing is strongly advised—contact Atlas Estate Agents today to arrange yours!

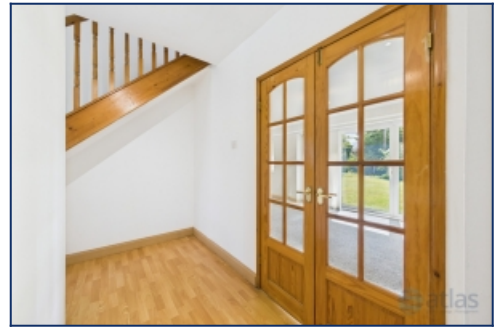
Additional Images



Kitchen



Kitchen



Hallway



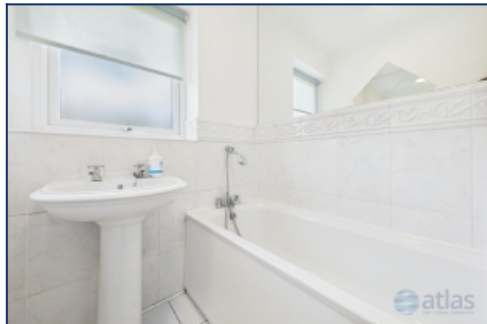
Bedroom



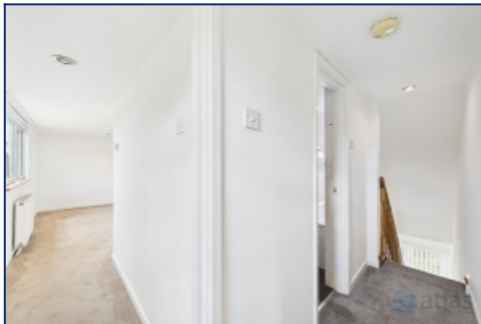
Bedroom



W.c



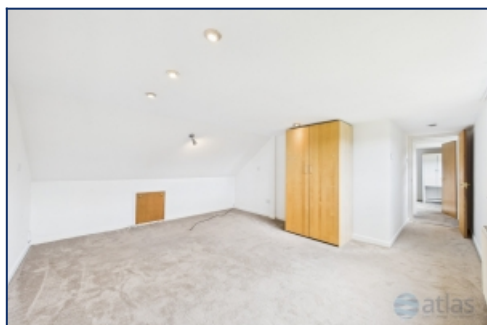
Bathroom



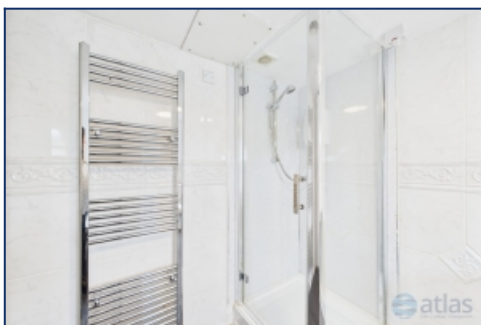
Landing



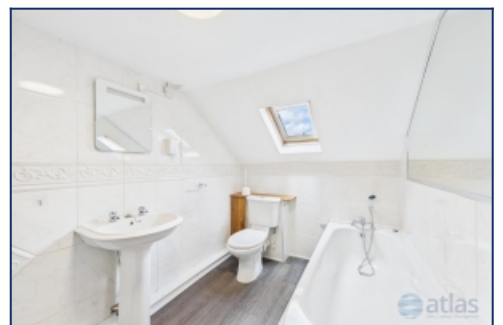
Bedroom



Bedroom



Bathroom



Bathroom



Room



Garage



Garage



Garden



Garden

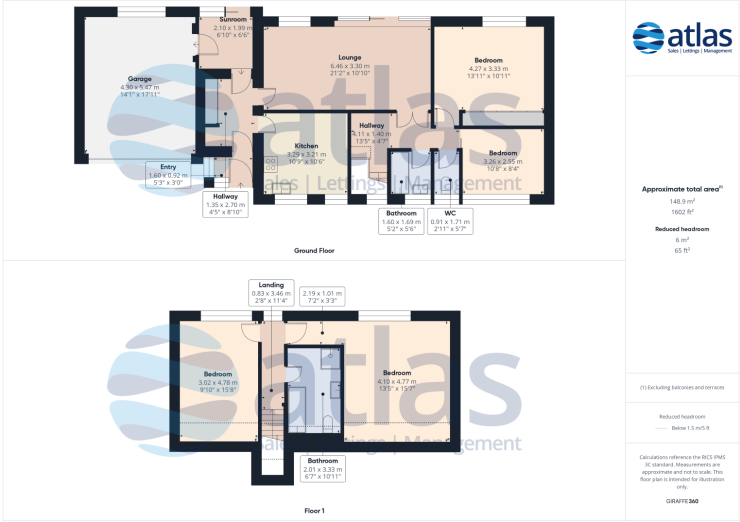


Garden



External

Floor Plans



Tel: 0151 727 2469
Fax: 0151 727 4943

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

Email: lettings@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.