

Lambton Road, Aigburth, L17



For Sale - £180,000 Offers in Excess of

Key Features

- 3 Bedroom 1 Bathroom Terraced House
- EPC Rating: D67
- No Chain
- Served by Excellent Transport Links
- Rear Yard with Gated Access
- Local Shops and Amenities
- Gas Central Heating
- Quality Local Schools
- Refurbishment Work Required
- Minutes from Aigburth Road & Lark Lane
- Ample On Street Car Parking
- Early Viewing Advised!

Further Details

- Tenure: Freehold
- No. of Floors: 2
- Council Tax Band: A
- Local Authority: Liverpool City Council
- Security: Burglar Alarm
- Parking: On Street
- Outside Space: Back Yard
- Heating/Energy: Gas Central Heating

Description

A SPACIOUS 3 BEDROOM TERRACED HOUSE IN NEED OF A FULL SCHEME OF REFURBISHMENT

Situated in Aigburth, a popular and affluent south Liverpool suburb and home to many well-known landmarks including Sefton Park, Sudley House, Otterspool Promenade, Aigburth Cricket Club and Lark Lane. Sefton Park is listed by English Heritage and covers a remarkable 235 acres. Lark Lane is a stones-throw from Sefton Park and is renowned for its bohemian chic atmosphere and features a diverse selection of wine bars, restaurants, coffee shops and independent businesses. Aigburth is also home to the 'outstanding' rated Sudley Junior School, Auckland College and St Margaret's Academy, and offers excellent rail and bus links to Liverpool city centre.

The accommodation briefly comprises of; entrance hallway, living room, extended dining room, kitchen and a back yard with gated access. To the first floor are two double bedrooms, a single bedroom and a family bathroom.

This property will not be on the market for long so contact us today to arrange your viewing!

Room Details

Living Room

4.40 x 4.39 metres (14' 6" x 14' 5")

Bay window to the front aspect, carpet flooring and radiator.

Dining Room

5.95 x 3.93 metres (19' 7" x 12' 11")
Two windows to the rear, carpet flooring and radiator.

Kitchen
3.71 x 1.77 metres (12' 3" x 5' 10")
Range of wall and base units, stainless steel sink with mixer tap, tiled floor and splash back, window to the side aspect, door to the rear, housing for appliances and extractor hood.

Bedroom One
4.46 x 3.50 metres (14' 8" x 11' 6")
Fitted wardrobes, carpet flooring, bay window to the front aspect and radiator.

Bedroom Two
3.69 x 4.18 metres (12' 2" x 13' 9")
Window to the rear, radiator and carpet flooring.

Bedroom Three
2.47 x 2.38 metres (8' 2" x 7' 10")
Window to the front, radiator and carpet flooring.

Bathroom
2.33 x 2.02 metres (7' 8" x 6' 8")
Frosted window to the rear, storage cupboard with water tank, vinyl tiled floor, tiled splash back, towel heater, loft access, W.C, hand wash basin and electric shower over bath.

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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.