

Booker Avenue, Allerton, L18



For Sale - £325,000 Offers Over

Key Features

- 3 Bedroom 1 Bathroom Semi-Detached House
- EPC Rating: D61
- No Chain Ready to Buy!
- Fantastic Opportunity to Refurbish & Extend
- Two Separate Reception Rooms
- Double Glazing & Gas Central Heating
- Front & Back Gardens
- Driveway Parking
- Sought After South Liverpool Location
- Quality Local Schools
- Served by Excellent Transport Links
- Ideal Family Home

Further Details

- Tenure: Freehold
- No. of Floors: 2
- Council Tax Band: D
- Local Authority: Liverpool City Council
- Parking: On Street, Gated, Garage, Driveway
- No. of Parking Spaces: 1
- Outside Space: Front Garden, Back Garden
- Heating/Energy: Gas Central Heating, Double Glazing

Description

A spacious three bedroom semi detached property offering a rare opportunity to refurbish and extend to your taste

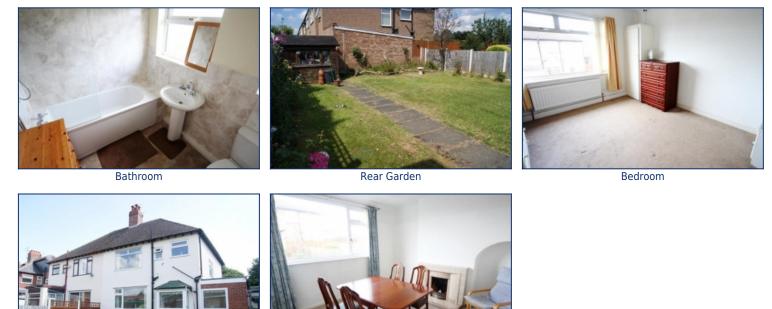
Situated in Allerton, a popular and affluent south Liverpool suburb and home to many well-known landmarks including Penny Lane (made famous by the Beatles!), Allerton Road and Greenbank Park. Neighbouring suburbs encompass Calderstones Park and Sefton Park, the latter of which is listed by English Heritage and covers a remarkable 235 acres. Allerton Road is a well established and fashionable high street offering a diverse selection of wine bars, restaurants, coffee shops and independent businesses. Mossley Hill is also home to many quality schools including the former independent school, Liverpool College, and can be within the catchment area of Blue Coat School in Wavertree, Liverpool's only grammar school. The suburb also offers excellent road, rail and bus links to Liverpool city centre.

The property briefly comprises of; entrance porch, hallway, two separate reception rooms to the front and rear of the property and a kitchen. To the first floor there are three double bedrooms and a family bathroom. Externally, to the front there is a driveway providing off road parking and access to a garage. To the rear there is a garden with a lawn and patio area.

The property also benefits from gas central heating and double glazing.

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

Additional Images



Rear Elevation

Rear Reception Room

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.