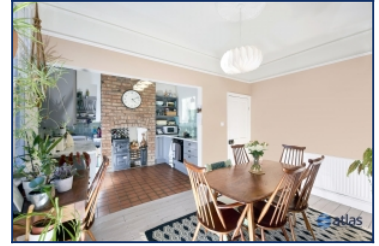


## Crawford Avenue, Mossley Hill, L18



**For Sale - £250,000 Offers Over**

### Key Features

- 3 Bedroom 1 Bathroom Terraced House
- EPC Rating: D
- Well Presented & Ready to Move Into
- Original Character Features Retained
- Open Plan Kitchen/Diner With a Stunning Country Style Kitchen
- Three Spacious Bedrooms
- Separate Utility Room
- Convenient Downstairs W.C in Courtyard
- Private South-West Facing Courtyard Garden
- Close to Local Green Spaces - 5 Minute Drive to Both Sefton and Calderstones Park
- Close to Excellent Amenities and Transport Links - 4 Minute Drive to Mossley Hill Station
- Beautiful Family Home in Desirable L18 Location

### Further Details

- Tenure: Freehold
- No. of Floors: 2
- Floor Space: 83 square metres / 888 square feet
- Council Tax Band: B
- Local Authority: Liverpool City Council
- Security: Burglar Alarm
- Parking: On Street
- Outside Space: Back Yard
- Heating/Energy: Gas Central Heating, Double Glazing
- Appliances/White Goods: Electric Oven, Electric Hob (Ceramic), Fridge, Dishwasher

### Description

Introducing a captivating family residence, now available through Atlas Estate Agents, nestled in the heart of Mossley Hill's coveted Crawford Avenue. This charming terraced house presents a rare opportunity for those seeking a harmonious blend of classic elegance and contemporary convenience.

Step inside to discover a meticulously maintained abode boasting timeless allure. The ground floor unfolds seamlessly, offering an inviting ambience accentuated by original character features lovingly preserved throughout. The spacious reception rooms provide the perfect setting for entertaining guests or enjoying cozy evenings by the fireplace.

The focal point of the home lies in its thoughtfully designed open-plan kitchen/diner, where a stunning country-style kitchen awaits, beckoning culinary enthusiasts to indulge in their passion. This space effortlessly transitions to a private south-west facing courtyard garden, ideal for al fresco dining or basking in the sun's warm embrace.

Ascending the stairs, three generously proportioned bedrooms await, each exuding comfort and tranquility. The accommodation is complemented by a well-appointed bathroom and a separate utility room, ensuring practicality meets luxury at every turn.

Convenience is key with a downstairs W.C conveniently nestled in the courtyard, perfect for busy households. Moreover, the property's proximity to local green spaces, including Sefton and Calderstones Park, offers an escape into nature just moments away.

For commuters and families alike, the location couldn't be more ideal, with excellent amenities and transport links mere minutes from your doorstep. Mossley Hill Station is a short four-minute drive, providing easy access to surrounding areas.

In summary, this beautiful family home epitomizes the essence of desirable living in the sought-after L18 locale. Impeccably presented and ready to move into, seize the opportunity to make this residence your own and embark on a journey of timeless elegance and modern comfort. Arrange your viewing today and prepare to be captivated by the allure of Crawford Avenue.

## Additional Images



Bedroom 2



Bathroom



Entrance



Stairs



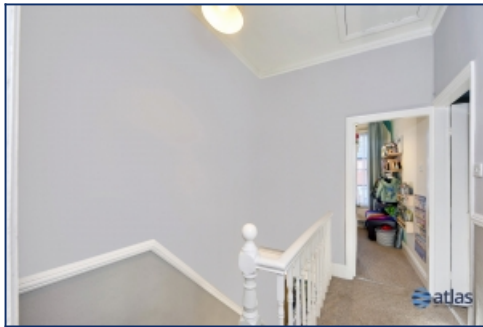
Living Room



Kitchen/Dining Room



Utility Room



Landing



Bedroom 3



Back



Courtyard

## Floor Plans





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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.