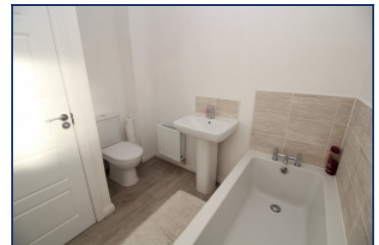


Watchfield Close, Speke, L24



For Sale - £140,000 Offers in Excess of

Key Features

- 3 Bedroom 2 Bathroom Town House
- EPC Rating: B82
- No Chain - Ready to Buy!
- Minutes from New Mersey Retail Park, John Lennon Airport & Liverpool South Parkway
- Modern Fitted Kitchen and Bathroom
- Large Rear Garden
- Served by Excellent Transport Links
- En-suite Bathroom to Master Bedroom
- Double Glazing & Gas Central Heating
- 2x Allocated Off Street Car Parking Spaces
- Downstairs W.C
- Early Viewing Advised!

Further Details

- Tenure: Leasehold
- No. of Floors: 2
- Council Tax Band: B
- Local Authority: Liverpool City Council
- Service Charge: £250 per annum
- Parking: Visitors, Off Street, 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 Oven, Gas Hob, Fridge, Freezer, Washing Machine

Leasehold Details

- Tenure: Leasehold
- Original Lease Term: 999 year(s)
- Service Charge: £250 per annum
- Ground Rent: Peppercorn

Description

AN EXTREMELY WELL PRESENTED 3 BEDROOM MODERN TOWN HOUSE SITUATED MINUTES FROM JOHN LENNON AIRPORT AND NEW MERSEY RETAIL PARK.

Located on the prestigious 'Watchfield Close' development in the popular south Liverpool suburb of Speke. It is home to many useful amenities including Liverpool John Lennon Airport, New Mersey Retail Park, Liverpool South Parkway Train Station and Speke Hall. Speke Hall is a wood-framed wattle-and-daub Tudor manor house and is one of the finest surviving examples of its kind. It offers excellent road, rail and bus links to Liverpool city centre.

The accommodation briefly comprises of; entrance hallway, living room, kitchen with fitted appliances, W.C and storage cupboard. To the first floor there is a master bedroom with en suite, two further bedrooms and a family bathroom. Externally there is a large rear garden with gated access and two allocated parking spaces.

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

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

Room Details

Kitchen

3.70 x 2.50 metres (12' 2" x 8' 3")
Range of wall and base units, laminate worktops, extractor hood, gas hob and oven, washing machine, fridge/ freezer, window to the front aspect, laminate flooring and stainless steel sink with mixer tap.

Living Room

4.60 x 4.70 metres (15' 2" x 15' 6")
Laminate flooring, radiator, under stairs storage, French doors to the rear garden.

Downstairs W.c

Frosted window to the front aspect, radiator, W.C, hand wash basin with tiled splash back and laminate flooring.

Front Bedroom

3.12 x 2.60 metres (10' 3" x 8' 7")
Window to the front aspect, carpet flooring and radiator.

Back Bedroom

4.21 x 2.60 metres (13' 10" x 8' 7")
Carpet flooring, window to the rear aspect, radiator and en suite bathroom.

En Suite

1.73 x 1.32 metres (5' 9" x 4' 4")
Part tiled walls, laminate flooring, W.C, hand wash basin, shower cubicle and radiator.

Bedroom Three

2.71 x 1.91 metres (8' 11" x 6' 4")
Window to the rear aspect, radiator and carpet flooring.

Bathroom

2.42 x 1.94 metres (8' 0" x 6' 5")
Frosted window to the front aspect, laminate flooring, bath, W.C, hand wash basin, part tiled walls and radiator.

Additional Images



Rear Garden



Rear Bedroom



Kitchen



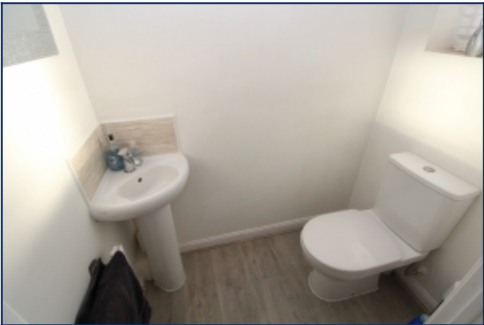
Living Room



Living Room



Living Room



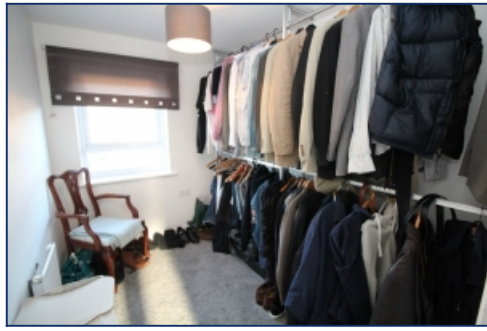
Downstairs W.c



Front Bedroom



En Suite



Bedroom Three



Main Bathroom



Rear Garden

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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.