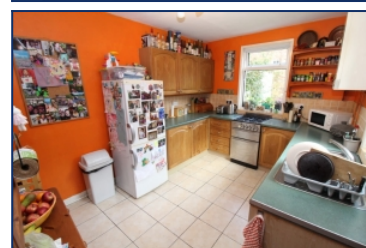


Victoria Road, Aigburth, L17



For Sale - £225,000 Offers in Excess of

Key Features

- 3 Bedroom 1 Bathroom End of Terrace House
- EPC Rating: E49
- No Onward Chain
- Sought After South Liverpool Location
- Large Rear Yard With Lawn Area
- Surrounded by Quality Local Schools
- Generous Room Sizes
- Minutes from Aigburth Road, Lark Lane & Sefton Park
- Many Original Period Features
- Served by Good Transport Links
- Double Glazing & Gas Central Heating
- Early Viewing Advised

Further Details

- Tenure: Freehold
- No. of Floors: 2
- 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: Gas Cooker

Description

A BEAUTIFUL VICTORIAN END OF TERRACE HOUSE BENEFITING FROM AN ABUNDANCE OF ORIGINAL CHARACTER FEATURES AND NO ONWARD CHAIN

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 road, rail and bus links to Liverpool city centre.

The property briefly comprises of; entrance hallway, living room, dining room and kitchen. To the first floor are three double bedrooms and a family bathroom. Externally, there is a very well maintained back yard with lawn area and gated access.

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

Front Reception Room

4.08 x 3.43 metres (13' 5" x 11' 4")
Bay window to the front aspect, feature fireplace and radiator.

Rear Reception Room

4.25 x 3.60 metres (14' 0" x 11' 10")
Window to the rear, access to kitchen, radiator and feature fireplace.

Kitchen

3.71 x 2.84 metres (12' 3" x 9' 4")
Range of wall and base units, tiled floor and splash back, gas cooker, housing for appliances, boiler, sink with mixer tap, two windows and door providing access to rear.

Bedroom One

4.50 x 4.00 metres (14' 10" x 13' 2")
Bay window to the front aspect, carpet flooring and radiator.

Bedroom Two

4.30 x 2.88 metres (14' 2" x 9' 6")
Window to the rear, carpet flooring and radiator.

Bedroom Three

2.62 x 2.82 metres (8' 8" x 9' 4")
Carpet flooring, radiator and window to the side aspect.

Bathroom

1.91 x 1.55 metres (6' 4" x 5' 2")
Frosted window to the side aspect, shower over bath, hand wash basin, W.C, part tiled walls and radiator.

Additional Images



Bathroom



Rear Reception Room



Kitchen



Bedroom One



Bedroom Two



Bedroom Two



Bedroom Three



Rear Yard



Front Elevation



Side Elevation

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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.