

## Latrigg Road, Aigburth, L17



**For Sale - £330,000 Offers Over**

### Key Features

- 3 Bedroom 1 Bathroom Semi-Detached House
- EPC Rating: D61
- No Chain
- Sought After South Liverpool Suburb
- Within The Catchment Area Of Quality Local Schools
- Driveway Parking
- Minutes From Sefton Park, Aigburth Road And Lark Lane
- Spacious Rear Garden With Patio Area
- Downstairs Cloakroom
- Double Glazing & Gas Central Heating
- Cul De Sac Location
- Early Viewing Advised

### Further Details

- Tenure: Freehold
- No. of Floors: 2
- Floor Space: 102 square metres / 1,100 square feet
- Council Tax Band: C
- Local Authority: Liverpool City Council
- Parking: On Street, Off Street, Driveway
- No. of Parking Spaces: 1
- Outside Space: Patio/Decking, Front Garden, Back Garden
- Heating/Energy: Gas Central Heating, Double Glazing
- Appliances/White Goods: Gas Oven, Gas Hob

### Description

A 3 BEDROOM SEMI DETACHED HOUSE BENEFITTING FROM 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; to the ground floor there is a porch leading to a spacious hallway with cloakroom, reception rooms to the front and rear, morning room and kitchen. To the first floor there are two double bedrooms, a single bedroom, W.C and shower room. Externally there is driveway providing off road parking and spacious gardens to the front and rear.

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

### Additional Images





Kitchen



Bathroom



Rear Garden



Entrance



Front Reception Room



Rear Reception Room



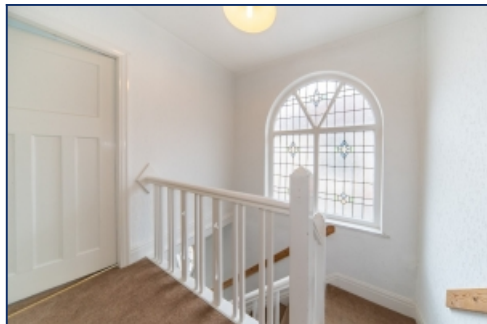
Rear Reception Room



Rear Reception Room



Downstairs W.c



Landing



Bedroom One



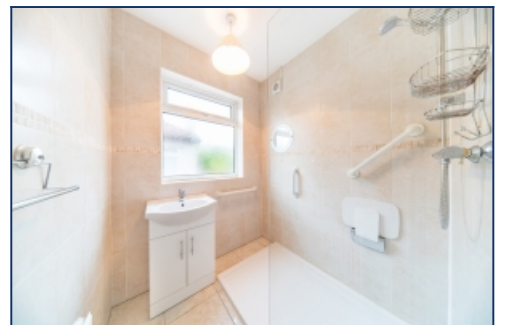
Bedroom One



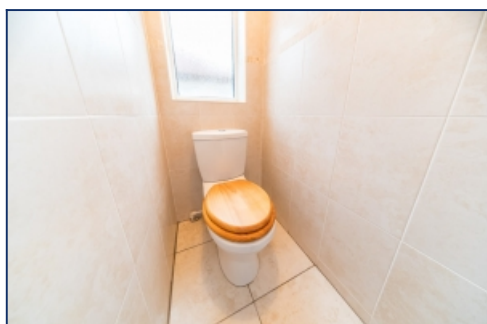
Bedroom Two



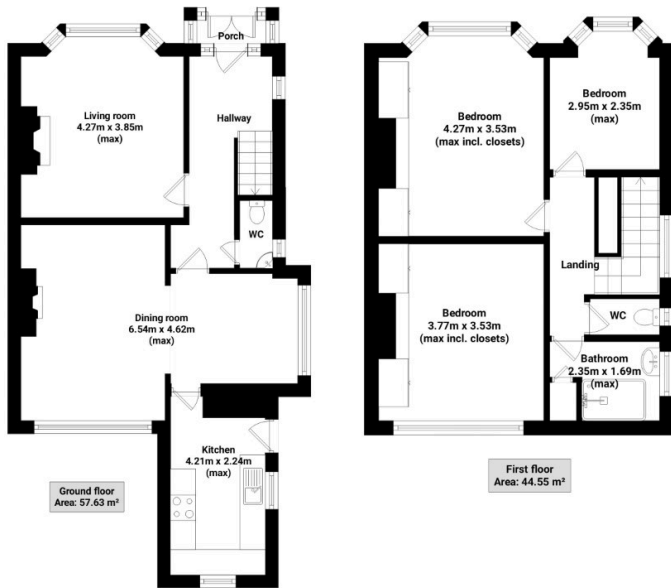
Bedroom Three



Bathroom



## 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.