

## St Michaels Church Road, Aigburth, L17



**For Sale - £210,000 Offers Over**

### Key Features

- 3 Bedroom 2 Bathroom End of Terrace House
- EPC Rating: D60
- No Onward Chain
- Opportunity to Add Value Through Refurbishment
- Three Bedroom End Terraced Property
- Minutes From Sefton Park & Lark Lane
- Bathroom & Shower Room
- On Street Car Parking
- Served by Excellent Transport Links
- Sought After Location in Aigburth
- Double Glazing & Gas Central Heating
- Viewings Highly Recommended

### Further Details

- Tenure: Freehold
- No. of Floors: 2
- Floor Space: 131 square metres / 1,408 square feet
- Council Tax Band: B
- Local Authority: Liverpool City Council
- Parking: On Street
- Outside Space: Back Yard
- Heating/Energy: Gas Central Heating, Double Glazing

### Description

Are you looking for a great opportunity to add value to a property? This three bedroom end-terraced house is in need of some TLC but benefits from spacious rooms, double glazing and gas central heating.

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 outstanding schools and offers excellent road, rail and bus links to Liverpool city centre and beyond.

The property comprises of; a living room, sitting room, dining room (so three reception rooms in total) and a kitchen. To the first floor are three bedrooms, a family bathroom and a separate shower room. Externally, there is an enclosed rear yard.

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



Additional Images



Reception



Front Reception



Front Reception



Reception



Reception



Reception



Reception



Reception



Kitchen



Bathroom



Bathroom



Master Bedroom



Bedroom



Bedroom



Bedroom



Bedroom

## Floor Plans



Tel: 0151 727 2469  
Fax: 0151 727 4943

Atlas Estate Agents, 2 Allerton Road,  
Mossley Hill, Liverpool, L18 1LN

Email: [sales@atlasestateagents.co.uk](mailto:sales@atlasestateagents.co.uk)  
Website: [www.atlasestateagents.co.uk](http://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.