



Grosvenor Waterford are delighted to offer for sale this recently renovated two bedroom terraced house ideally located for County Road shops and Kirkdale train station. The accommodation briefly comprises; entrance hall, living room, dining room and kitchen. To the first floor there are two double bedrooms and a bathroom. Outside there is an enclosed rear garden. The property benefits from uPVC double glazing and gas central heating and is offered with no ongoing chain. An ideal property for a first time buyer or investor. Viewing recommended.

£115,000



Entrance Hall

uPVC front door, laminate flooring, stairs to first floor

Living Room 13'8" x 14'0" (4.19m x 4.28m)



uPVC double glazed bay window to front aspect, radiator, laminate flooring, understairs cupboard

Dining Room 10'0" x 14'0" (3.06m x 4.28m)



uPVC double glazed window to rear aspect, radiator, laminate flooring

Kitchen 12'5" x 8'3" (3.79m x 2.53m)



fitted kitchen with a range of base and wall cabinets with complementary worktops, vinyl flooring, tiled splashbacks, uPVC double glazed window to side aspect, uPVC door to rear garden

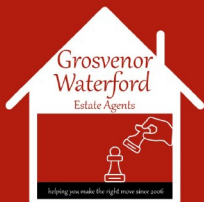
Utility 2'8" x 8'3" (0.82m x 2.52m)

worktops with space underneath for tumble dryer and plumbing for washing machine, uPVC double glazed window to side aspect

First Floor

Landing

access to loft space



- 2 Bedroom Townhouse
- uPVC Double Glazing
- Recently Renovated

- EPC Rating D
- Gas Central Heating

- No Chain
- Front & Rear Gardens

Bedroom 1 12'4" x 14'0" (3.78m x 4.28m)



uPVC double glazed bay window to front aspect, radiator

Bedroom 2 11'7" x 8'3" (3.55m x 2.54m)



uPVC double glazed window to rear aspect, radiator, built in cupboard

Bathroom 8'7" x 5'4" (2.62m x 1.64m)



modern white suite comprising; panelled bath, wash hand basin and low level w.c., radiator, vinyl flooring, part tiled walls, uPVC double glazed frosted window to rear aspect

Outside



Front Garden

walled front with gated access to lawned area

Rear Garden



walled rear garden with gated access to rear

Additional Information

Tenure : Freehold
Council Tax Band : A
Local Authority : Liverpool

Agents Note

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