



BerkeleyShaw
REAL ESTATE

66B Cobwebs Corner Litherland Park, Liverpool, Merseyside L21 9HR

Asking Price £375,000

An Exceptionally Spacious Four-Bedroom Detached Dormer Bungalow in Prestigious Litherland Park

Set within one of L21's most desirable addresses, this impressive four double-bedroom detached dormer bungalow offers a rare opportunity to acquire a substantial family home in the heart of Litherland Park. Just a short walk from excellent local schools, shops, transport links, and amenities, the location makes this property perfect for growing families and those looking to downsize without compromise on space.

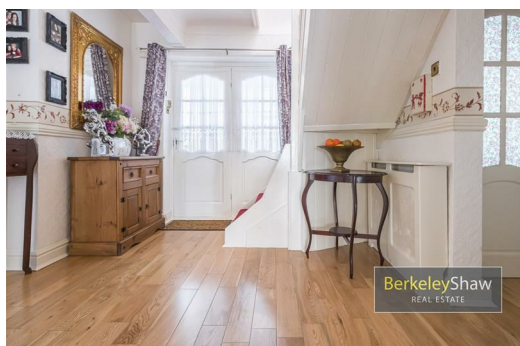
From the moment you step inside, you'll be struck by the generous proportions and versatile layout. The ground floor accommodation comprises a welcoming entrance hall, leading to a bright morning room, a spacious fitted kitchen with garden access, and a separate utility room. The large living/dining room is ideal for entertaining, while the conservatory provides a peaceful retreat overlooking the rear garden. Completing the ground floor layout are two double bedrooms, including the master bedroom with walk in wardrobe, and a four-piece bathroom. A single garage offers additional storage or secure parking.

Upstairs, the dormer extension provides two further double bedrooms and a second family bathroom, making this home perfectly suited to flexible family living or multi-generational needs.

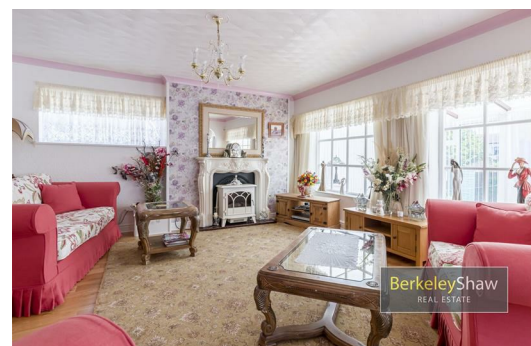
Externally, the property boasts a driveway with ample off-road parking and a generous, sunny rear garden—a great space for outdoor entertaining or relaxing in the warmer months.



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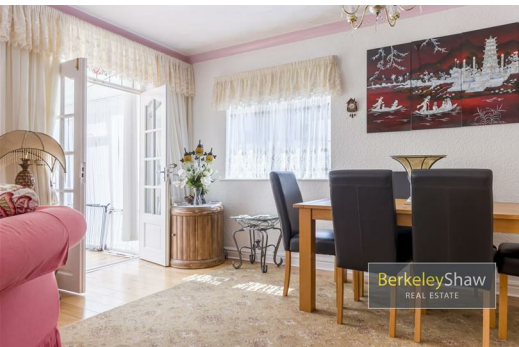
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Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			80
(81-91) B			
(69-80) C			
(55-68) D			
(39-54) E		63	
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	

Environmental Impact (CO ₂) Rating		Current	Potential
Very environmentally friendly - lower CO ₂ emissions			
(92 plus) A			
(81-91) B			
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not environmentally friendly - higher CO ₂ emissions			
England & Wales		EU Directive 2002/91/EC	



We believe every attempt has been made to ensure the accuracy of the footprints contained herein. Measurements of floors, windows, doors and any other items are approximate and no responsibility is taken for any errors, omissions or misstatements. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The accuracy, correctness and appropriateness thereof have not been tested and no guarantee is to be taken. Measurements are in millimetres unless otherwise stated. Made with Metrepro ©2022



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