



20 Sherwood Road, Liverpool, L23 7UF

Offers Over £280,000

Situated in the HEART OF CROSBY and enjoying OPEN VIEWS over Crosby Allotments, this three-bedroom FREEHOLD, semi-detached home offers HUGE POTENTIAL for anyone looking to create their ideal family home.

In need of some modernisation, the property features driveway parking for two cars and a low-maintenance, paved rear garden complete with brick-built stores.

The ground floor offers two separate reception rooms, with the kitchen positioned alongside, presenting an excellent opportunity to KNOCK THROUGH and create a stunning open-plan kitchen/living/dining space and retain another separate lounge.

Upstairs, you will find a spacious bathroom with cubicle shower, a generous front double bedroom, a second double overlooking the rear aspect, and a good-sized single bedroom.

Offered with NO CHAIN, this is the PERFECT PROJECT for buyers hoping to create their FOREVER HOME in L23, within easy reach of excellent local schools and amenities.



Hall

Family Room

14'11" x 12'9" (4.56 x 3.89)

Lounge

14'7" x 12'9" (4.45 x 3.89)

Kitchen

11'1" x 6'5" (3.39 x 1.98)

Bedroom 1

19'3" x 10'11" (5.87 x 3.34)

DOUBLE

Bedroom 2

12'8" x 10'3" (3.87 x 3.13)

DOUBLE

Bedroom 3

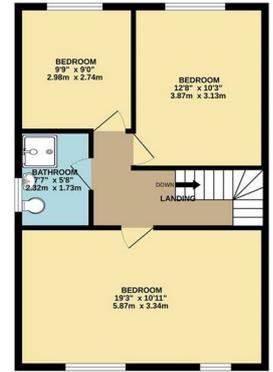
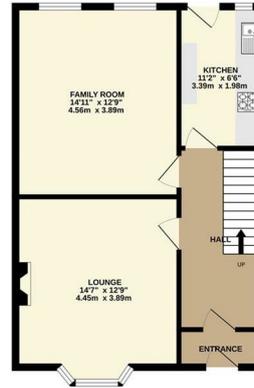
9'9" x 8'11" (2.98 x 2.74)

SINGLE

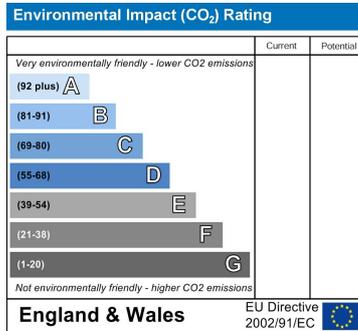
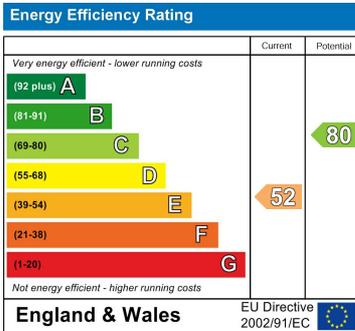
Bathroom

GROUND FLOOR
548 sq.ft. (50.9 sq.m.) approx.

1ST FLOOR
546 sq.ft. (50.7 sq.m.) approx.



TOTAL FLOOR AREA: 1094 sq.ft. (101.6 sq.m.) approx.
While every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of these elements, rooms and any other parts are approximate and no responsibility is taken for any error, omission or misstatement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, accessories and appliances shown here are not intended and its operation shall be the responsibility of the purchaser. Made with Metaphor 12/2020



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