

FREEHOLD



House

9 ARMITAGE GARDENS, ALLERTON, LIVERPOOL, L18 9SA

Asking Price

£325,000

FEATURES



BROOKS
ESTATE AND LETTING AGENTS LTD

3 Bedroom House located in Liverpool

Call us on

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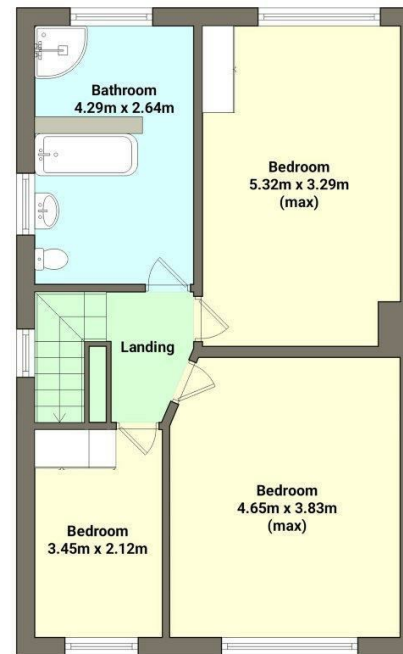
An opportunity to purchase a lovely three bedroom semi detached property with no onward chain. Situated in a much sought after location in Allerton in a cul de sac location and close to excellent local schools, shops, transport routes and shopping facilities. The spacious accommodation briefly comprises of entrance hall, lounge, sitting room, fitted kitchen and side utility/conservatory. On the first floor are three good sized bedrooms and a large family bathroom with a four piece suite. There is a large rear garden and driveway at the front for off road parking leading to a single garage. We recommend an early viewing as we do not expect this property to be on the market long. EPC GRADE: D

Council Tax Band

D



Ground floor
Area: 88.73 m²



First floor
Area: 58.79 m²

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

Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers are advised to recheck the measurements.



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