



BerkeleyShaw

10 Filbert Close, Liverpool, L33 4DT

Asking Price £230,000

This EXTENDED semi-detached house offers families all the space they could want for, is in excellent condition and ready to move straight in. The show stopper is the EXTENDED open-plan kitchen/living/dining room with breakfast bar and log burner.

There is another another separate lounge and bathrooms to the ground and first floors ensuring that morning routines run smoothly and providing privacy for all occupants.

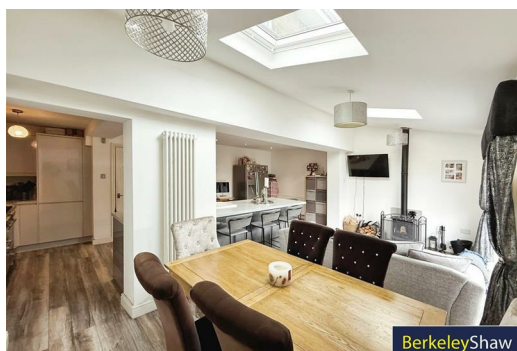
The well-appointed layout includes three inviting bedrooms, two doubles and a single, making it an ideal home for families or those seeking extra room for guests or a home office.

For those with vehicles, the property offers parking for two cars, a valuable feature in this bustling area. Outside to the rear is an easy maintenance garden ideal for summer BBQ's. The location itself is well-connected, providing easy access to Maghull's local amenities, excellent schools, and motorways, making it a practical choice for modern everyday living.

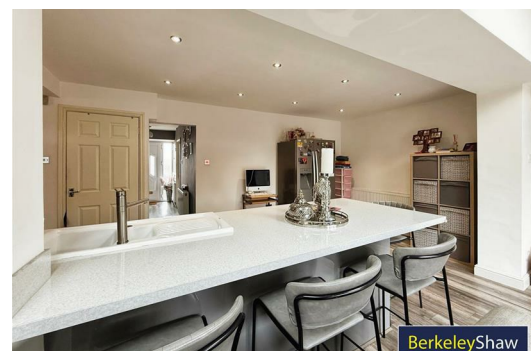
This semi-detached house on Filbert Close is not just a place to live; it is a home where memories can be made. With its generous space and convenient features, it presents an excellent opportunity for anyone looking to settle in the vibrant community of Kirkby. Do not miss the chance to make this lovely property your own.



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Hall
14'5" x 5'10" (4.40 x 1.80)

Lounge
13'9" x 10'9" (4.20 x 3.30)
Electric fireplace with light effects, window to front aspect

Downstairs Bathroom
11'9" x 5'10" (3.60 x 1.80)
Free standing roll top bath, floating storage sink, white vertical radiator & WC

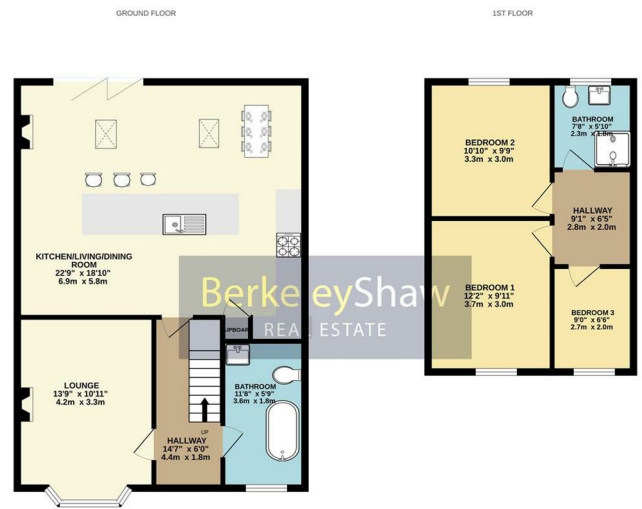
Kitchen/Living/Dining Room
22'7" x 19'0" (6.90 x 5.80)
breakfast island, bi-folding doors, Log burner, velux sky lights - a stunning room that must be seen.

Bedroom 1
12'1" x 9'10" (3.70 x 3.0)
DOUBLE

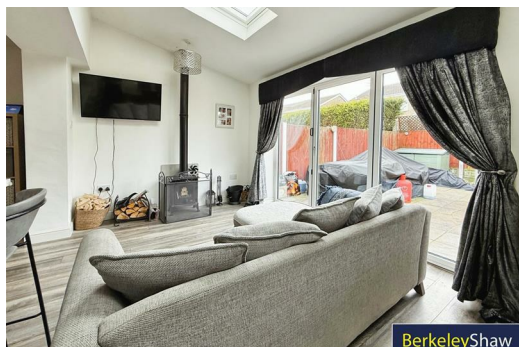
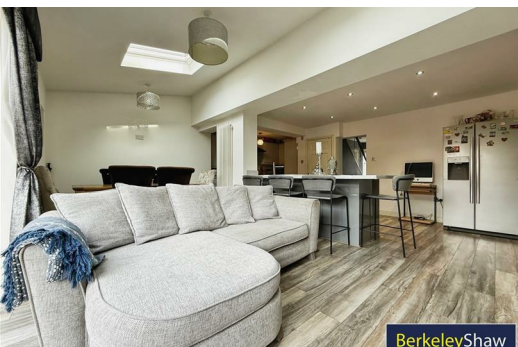
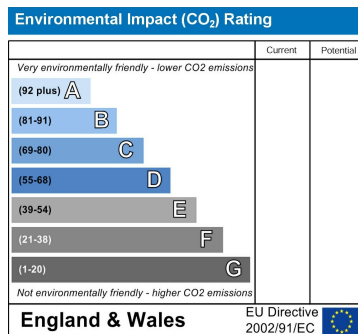
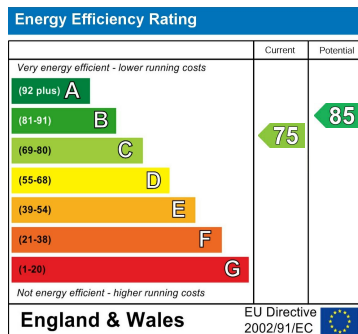
Bedroom 2
10'9" x 9'10",0'0" (3.30 x 3,0)
DOUBLE

Bedroom 3
8'10" x 6'6" (2.70 x 2.0)
SINGLE

Shower Room
7'6" x 5'10" (2.30 x 1.80)



While every attempt has been made to ensure the accuracy of the floorplans contained here, measurements of floors, windows, rooms and any other items are approximate and no responsibility is taken for any errors, omissions or misstatements. This plan is for guidance only and should not be used as a basis for any prospective purchases. The services, systems and appliances shown have not been tested and no guarantee can be given as to their condition or efficiency for the given.



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