



4a Ormonde Drive, Liverpool, Merseyside L31 7AP

Asking Price £210,000

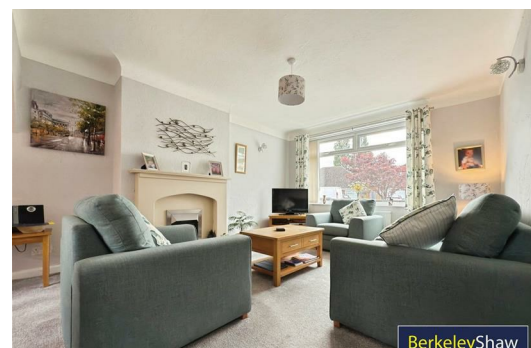
This EXTENDED semi-detached house presents an excellent opportunity for families and first-time buyers alike. The property boasts 3 well-proportioned bedrooms (2 DOUBLES AND 1 SINGLE), providing ample space for a growing family. The inviting lounge is open through to a dining area ideal for entertaining guests or enjoying quiet evenings with loved ones.

The kitchen looks out onto your private sunny garden and leads to the extended utility room and integral GARAGE. These spaces are perfect to be developed into one larger open-plan kitchen/living dining space.

To the first floor the house features a well-appointed bathroom, two double bedrooms one to front and one to the rear and third good -sized single to the front aspect.

Situated in a friendly community, Ormonde Drive offers a pleasant environment with local amenities and parks nearby, making it an ideal location for families. The area is well-connected, providing easy access to public transport and major roadways, ensuring that you are never far from the vibrant city life of Liverpool.

This semi-detached house is a wonderful canvas for you to create your dream home. With its appealing features and prime location, it is a property not to be missed. We invite you to come and explore the potential that awaits you in this lovely Liverpool residence.



Hall

A bright and welcoming hallway, stairs to first floor, doors to kitchen and lounge.

Lounge

14'3" x 11'8" (4.36 x 3.58)

Fitted carpets and feature gas 'Living Flame' fireplace, open archway though to dining area.

Dining Room

10'4" x 9'7" (3.15 x 2.93)

Open archway through from lounge area, fitted carpets, window overlooking garden. Ideal for knocking through to create a larger family kitchen/diner.

Kitchen

10'4" x 7'7" (3.15 x 2.33)

Range of base and high level white fitted kitchen units, grey work surfaces. Free-standing cooker with eye-level grill, carpet tiles to the floor. Stainless steel sink with drainer under window to rear garden, door through to utility room and garage.

Utility

Garage

Landing

Bedroom 1

11'11" x 10'9" (3.65 x 3.30)

DOUBLE

Bedroom 2

10'9" x 10'4" (3.30 x 3.15)

DOUBLE

Bedroom 3

7'9" x 6'5" (2.38 x 1.96)

SINGLE

Bathroom

Full-size panel bath with over shower, WC and sink, tiled walls and cushion flooring.

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		
EU Directive 2002/91/EC		
England & Wales		

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		
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