



Arundel Avenue, LIVERPOOL L17 3DA

welcome to

Arundel Avenue, LIVERPOOL

Enjoying one of the areas most sought after residential locations this deceptively spacious three bedroom mid terrace house offers accommodation that although modernised has retained many original features to offer charm and character Too many features to list making internal inspection essential



Entrance Porch

Single glazed door to the front, tiled flooring.

Entrance Hall

Double glazed door to the front, under stairs cupboard, radiator, natural flooring.

Lounge

13' 8" x 14' into bay (4.17m x 4.27m into bay)
Double glazed window to the front, period style fire place, radiator.

Dining Room

11' 11" x 12' 7" (3.63m x 3.84m)
Single glazed window to the rear, radiator, cupboards into alcoves, natural flooring.

Third Reception Room

10' 7" x 12' (3.23m x 3.66m)
Single glazed french doors, radiator, original cupboards, tiled floors, open to kitchen.

Kitchen

7' 7" x 12' 1" (2.31m x 3.68m)
Fitted kitchen with wall and base units , sink and drainer with wash bowl incorporating work surfaces, tiling, gas cooker point, plumbing for washing machine, radiator, tiled floor, skylight window.

Conservatory

11' 6" x 5' 3" (3.51m x 1.60m)
Construction UPVC, double glazed windows, tiled flooring.

Landing

Stairs from hallway, loft access with boarded loft space.

Bedroom One

13' 7" x 10' 3" into bay (4.14m x 3.12m into bay)
Single glazed window, radiator.

Bedroom Two

12' 5" x 11' 3" (3.78m x 3.43m)
Single glazed window to the rear, built in wardrobes,

radiator.

Bedroom Three

8' 11" x 6' 11" (2.72m x 2.11m)
Window to the front, radiator.

Bathroom

Single glazed sache window to the rear. radiator, roll top bath, shower cubicle, wash hand basin, WC, part tiling.

Front Garden

Enclosed yard.

Rear Garden



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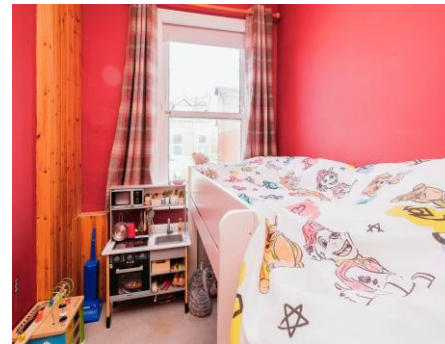
welcome to

Arundel Avenue, LIVERPOOL

- Deceptively spacious three bedroom mid terrace house
- Three good size reception rooms
- Rear conservatory
- Fitted kitchen
- Freehold

Tenure: Freehold EPC Rating: C

£330,000



Please note the marker reflects the postcode not the actual property

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Property Ref:
ALT122170 - 0002

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