









## welcome to

# **Alexandra Drive, Liverpool**

An ideal purchase for first time buyers looking to get on the property ladder is this stunning Two bedroom upper floor apartment set within a beautiful converted Victorian villa on Alexandra Drive in the leafy desirable suburb of Sefton Park, L17.













### **Entrance Hall**

Wood effect laminate flooring.

### **Open Plan Lounge / Kitchen**

14' 6" x 15' 5" ( 4.42m x 4.70m )

Double glazed window to the front, radiator, wood effect laminate flooring.

Fitted kitchen with wall and base units, work surfaces incorporating a stainless steel sink and drainer, electric oven, electric hob with cooker hood over, plumbing for washing machine and dishwasher, fridge freezer, tiling.

#### **Bedroom One**

16' 4" x 15' 7" ( 4.98m x 4.75m ) Double glazed window, radiator, wood effect laminate flooring.

#### **Bedroom Two**

12' 7" x 11' 4" ( 3.84m x 3.45m ) Double glazed window, radiator, wood effect laminate flooring.

#### Bathroom

Bath with mixer tap, shower, wash hand basin, W.C, radiator, spot lights.

#### **External**

Off road parking is provided for residents at the front of the property - to the rear, there is a beautifully landscaped communal garden for residents to enjoy.





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# **Alexandra Drive, Liverpool**

- Two Bedroom Apartment
- No Chain
- Stunning Open Plan Lounge Diner, Modern Kitchen
- Generously Sized Double Bedrooms
- Off Road Parking & Communal Gardens

Tenure: Leasehold EPC Rating: D

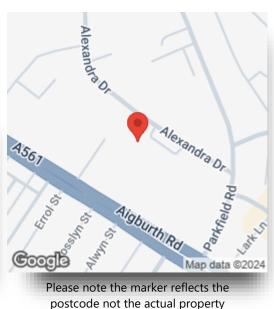
This is a Leasehold property with details as follows; Term of Lease 250 years from 08 Jan 2021. Should you require further information please contact the branch. Please Note additional fees could be incurred for items such as Leasehold packs.

# £185,000









view this property online jonesandchapman.co.uk/Property/ALT122580



Property Ref: ALT122580 - 0006 1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there is no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures or services and it is in the buyers interest to check the working condition of any appliances. 5. Where an EPC, or a Home Report (Scotland only) is held for this property, it is available for inspection at the branch by appointment. If you require a printed version of a Home Report, you will need to pay a reasonable production charge reflecting printing and other costs. 6. We are not able to offer an opinion either written or verbal on the content of these reports and this must be obtained from your legal representative. 7. Whilst we take care in preparing these reports, a buyer should ensure that his/her legal representative confirms as soon as possible all matters relating to title including the extent and boundaries of the property and other important matters before exchange of contracts.





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