



**Fernleigh Road, Liverpool L13 5SN**



**welcome to**

**Fernleigh Road, Liverpool**

Located off Broad Green road L13, this two bedroom terraced property is offered for sale. A short distance from Liverpool Retail park, motorways, local schools and shops.



## Lounge

14' 4" into bay x 13' 8" max ( 4.37m into bay x 4.17m max )  
Double glazed window to the front, radiator, wood effect laminate flooring.  
Open plan to:

## Dining Room

14' 1" oprn plan to lounge x 11' 3" to max ( 4.29m oprn plan to lounge x 3.43m to max )  
Double glazed window to the rear, radiator, wood effect laminate flooring.

## Kitchen

10' 7" to max x 6' 8" to max ( 3.23m to max x 2.03m to max )  
Fitted kitchen with wall and base units, work surfaces incorporating a sink and drainer, electric oven, gas hob with cooker hood over, plumbing for washing machine, fridge freezer, double glazed window to the side and door to the yard.

## Bedroom One

14' 7" to max x 12' 8" to max ( 4.45m to max x 3.86m to max )  
Double glazed window to the front, radiator, carpet flooring.

## Bedroom Two

9' 5" to max x 11' 9" to max ( 2.87m to max x 3.58m to max )  
Double glazed window to the rear, radiator, carpet flooring.

## Bathroom

Double glazed window to the rear, bath with mixer tap, wash hand basin in vanity unit, W.C, radiator.

## External

Yard to the rear.



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welcome to

## Fernleigh Road, Liverpool

- Two Bedroom Terraced Property
- Lounge
- Dining Room
- Fitted Kitchen
- Family Bathroom

Tenure: Freehold EPC Rating: D

**£110,000**



Please note the marker reflects the postcode not the actual property

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Property Ref:  
ALT123446 - 0002

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