



**Princes Court Croxteth Road, Liverpool L8 3UJ**



**welcome to**

**Princes Court Croxteth Road,Liverpool**

Discover this two-bedroom ground floor apartment, ideally located in the sought-after Princes Court development. Perfect for professionals, small families, or those seeking convenience, this spacious home offers modern living in a vibrant L8



### **Entrance Hall**

Carpet flooring, large storage cupboard.

### **Lounge**

19' 8" x 15' 5" ( 5.99m x 4.70m )

Double glazed window to the rear, electric fireplace, door leading out to garden area, and washing line space outside kitchen window, carpet flooring.

### **Kitchen**

7' x 9' 4" ( 2.13m x 2.84m )

Fitted kitchen with wall and base units, work surfaces incorporating a sink and drainer, oven, electric hob with extractor fan over, microwave, plumbing for washing machine, wood effect laminate flooring, double glazed window to the side.

### **Bedroom One**

9' 4" x 15' 6" ( 2.84m x 4.72m )

Double glazed window to the rear, built in storage cupboard, carpet flooring.

### **Bedroom Two**

10' 8" x 8' 8" ( 3.25m x 2.64m )

Double glazed window to the rear, storage cupboard, carpet flooring.

### **Shower Room**

Shower cubicle, W.C, wash hand basin, spot lights, radiator.

### **External**

Views of communal gardens.  
Communal parking.

### **Garage**

15' 7" x 7' 9" ( 4.75m x 2.36m )



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## **Princes Court Croxteth Road, Liverpool**

- Two Bedroom Apartment
- Open plan Living
- Fitted Kitchen
- Two Double Bedrooms
- Family Bathroom

Tenure: Leasehold EPC Rating: Awaited

This is a Leasehold property with details as follows; Term of Lease 125 years from 01 Jul 1984. Should you require further information please contact the branch. Please Note additional fees could be incurred for items such as Leasehold packs.

# £100,000



Please note the marker reflects the postcode not the actual property

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Property Ref:  
ALT123190 - 0004

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