









- End Terrace Town House In Tucked Away Location
 Well Presented Throughout
- Three Double Bedrooms- One Kitchen/ Diner To The Rear With Ensuite
- Ground Floor WC

- Accommodation Across Three Floors
- Two Allocated Parking Spaces
- South Facing Enclosed Garden With Side Access

• EPC Rating-B

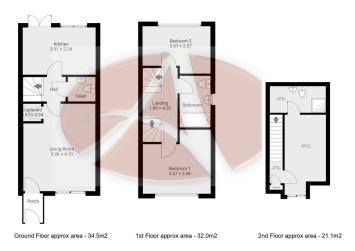
· Council Tax Band- C











12 Tulipwood View, L9 8BF

Current

83

EU Directive

2002/91/EC

Potential

94

accurately reproduce these floor plans, measurements are approximate, not to scale and for illustrative purposes on

Energy Efficiency Rating

Very energy efficient - lower running costs

Not energy efficient - higher running costs

England & Wales

(92 plus)

(69-80)

(55-68)

(39-54)

(21-38)

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WELL PRESENTED, PERFECT FIRST TIME BUY/ INVESTMENT PROPERTY, SPACIOUS ACCOMMODATION ACROSS THREE FLOORS, THREE DOUBLE BEDROOMS- ONE WITH AN ENSUITE, FAMILY BATHROOM AND GROUND FLOOR WC. KITCHEN/ DINER TO THE REAR WITH ACCESS ONTO SOUTH FACING GARDENS, READY TO MOVE INTO STRAIGHT AWAY- VIEWING **ESSENTIAL!**

This well presented end of terrace town house has been in the same ownership since it was built in 2017 and makes a perfect family home appealing to all sorts of buyers with its versatility. The accommodation comprises entrance hallway, living room, inner hallway, WC and kitchen/diner to the ground floor. To the first floor are two double bedrooms and the family bathroom, with a further double bedroom and en suite to the second floor. Externally there are two allocated parking spaces to the front

Estate Agents

and an enclosed south facing garden with side accessionable Estate Agents rear. This really is an opportunity not to be missedeamdswere • Maghull • Liverpool • L31 0AE would irge an early viewing to avoid disappoint™entskirk Road • Old Roan • Liverpool • L10 3JG Tel: 0151 520 0001 • Website: www.alastairsaville.com