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2 Evellynne Close, Liverpool, Merseyside L32 0XJ

Asking price £137,500

Welcome to this charming semi-detached house located on Evelynne Close in the vibrant city of Liverpool. This delightful property boasts three well-proportioned bedrooms, making it an ideal home for families or those seeking extra space. Upon entering, you are greeted by a welcoming entrance hall that leads into a comfortable lounge, perfect for relaxation or entertaining guests.

The heart of the home is the open kitchen dining area, which provides a wonderful space for family meals and gatherings. This area is designed to be both functional and inviting, allowing for seamless interaction while cooking and dining. The property benefits from double glazing throughout, ensuring warmth and tranquility, while gas central heating adds to the comfort during the cooler months.

Outside, you will find both front and back gardens, offering a lovely outdoor space for children to play or for you to enjoy a quiet moment in the fresh air. Additionally, the property includes parking for two vehicles, a valuable feature in this bustling area.

Evelynne Close is situated in a friendly neighbourhood, providing easy access to local amenities, schools, and transport links. This home presents a wonderful opportunity for those looking to settle in a welcoming community while enjoying the conveniences of modern living. Don't miss the chance to make this lovely house your new home.

Entrance hall



Laminate floor, neutral decor, radiator and alarm control panel

Lounge



Spacious living room with laminate floors and neutral decor. radiator and blinds

Kitchen



Open kitchen diner, kitchen fully fitted with base and wall units as well as oven hob and extractor built in, tiled floors and splashbacks.

Dining area

Laminate flooring and stylish french doors out into the patio.

Bedroom 1



Double bedroom with carpets, front aspect of property

Bedroom 2



Double bedroom to rear of property, with carpets and neutral decor

Bedroom 3

Front aspect, single room with radiator, carpets and neutrally painted

Bathroom



Shower over bath, basin and w.c. tiled floors and splashbacks

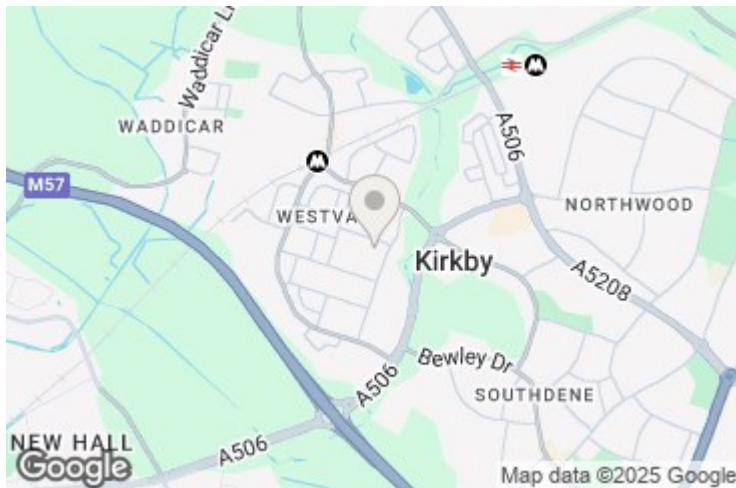
External

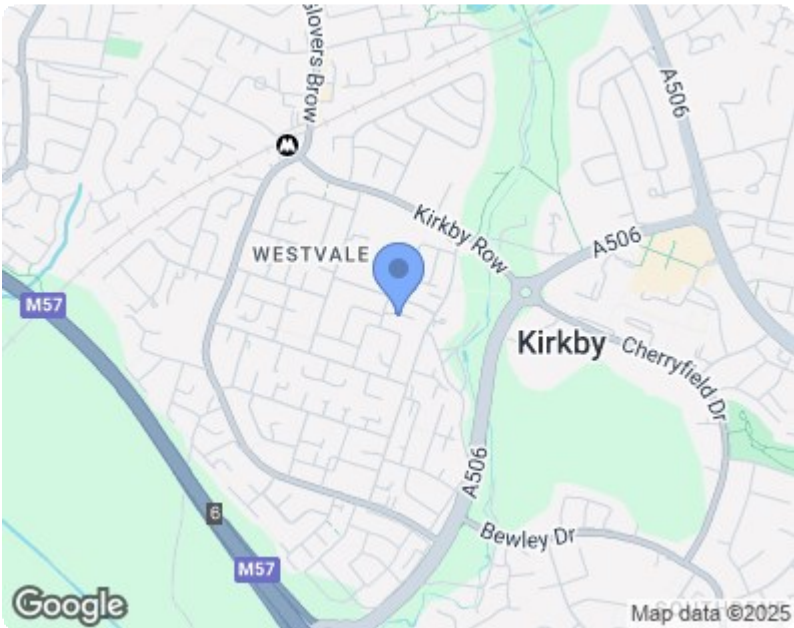


Rear garden with flagged patio and laid to lawn

External

front drive offers off road parking





Energy Efficiency Rating			
	Current	Potential	
Very energy efficient - lower running costs			
(92 plus) A			
(81-91) B			
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
England & Wales	EU Directive 2002/91/EC		

Environmental Impact (CO ₂) Rating			
	Current	Potential	
Very environmentally friendly - lower CO ₂ emissions			
(92 plus) A			
(81-91) B			
(69-80) C			
(55-68) D			
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