



J&D ESTATE AGENTS

SALES | LETTINGS | MANAGEMENT



7 Marbury Road, Liverpool, Merseyside L32 0UE

Offers over £134,995

Welcome to this stunning newly built townhouse located on Marbury Road in Liverpool. This delightful property is arranged over two floors and boasts three spacious bedrooms, making it an ideal home for families or those seeking extra space.

As you enter, you are greeted by a generous reception room that flows seamlessly into a dining area, enhanced by elegant French doors that open up to the rear garden. This feature not only invites natural light into the space but also creates a perfect setting for entertaining guests or enjoying family meals while overlooking the garden.

The open plan kitchen is designed with modern living in mind, providing a functional and stylish area for cooking and socialising. The property also includes a well-appointed four-piece bathroom, ensuring comfort and convenience for all residents.

Outside, the driveway offers off-road parking, a valuable asset in this bustling area, and the property is conveniently located close to local amenities, making daily errands and leisure activities easily accessible.

This townhouse presents a wonderful opportunity to enjoy contemporary living in a vibrant community. Don't miss your chance to make this lovely house your new home.

Kitchen



Garden



Bedroom

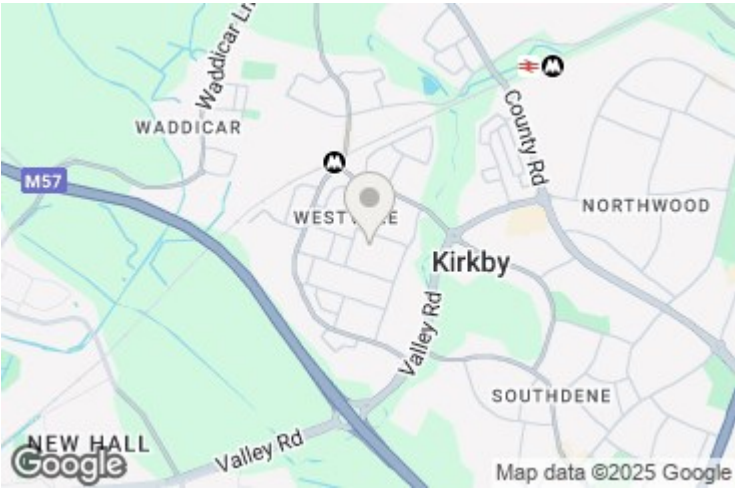


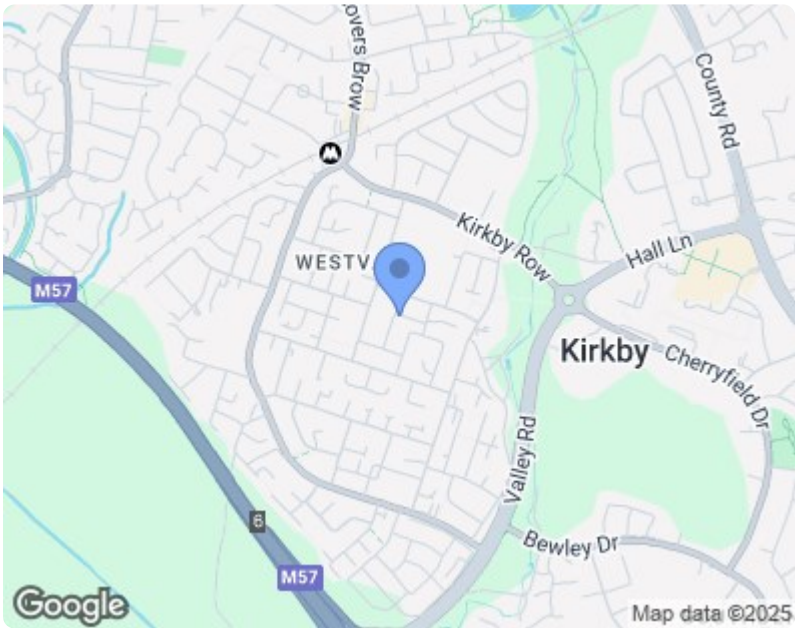
Dining area

Hallway



Living room





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			
(39-54) E			
(21-38) F			
(1-20) G			
Not environmentally friendly - higher CO ₂ emissions			
England & Wales	EU Directive 2002/91/EC		