



# 18 Stockville Road

, Calderstones, L18 3EJ

**Offers over £575,000**



WOW, THIS SIMPLY STUNNING CALDERSTONES PROPERTY.....ONE OF A KIND, AND NO CHAIN !!!

No expense spared has gone into this beautiful extended family home. A credit to the current owners and one not to be missed, this residence has been completely renovated to offer a quality finish throughout. Stockville Road is set within a sought after location offering a selection of sought after schools, shops, Calderstones Park to the end of the road and transport links all within easy access.

Viewing is highly recommended to appreciate the standard of the property which briefly comprises of entrance hall, elegant lounge, stunning modern kitchen/dining room, sitting room opening onto the rear garden, all to the ground floor together with three bedrooms, en-suite shower room and family bathroom to the first floor.

Outside are picturesque well stocked gardens. There is a garage to the rear with drive. The property has NO CHAIN and an INTERNAL INSPECTION IS HIGHLY RECOMMENDED.





Entrance Hall -  
'Rock' front entrance door, radiator, staircase to first floor, storage.

Lounge -19' 7" x 11' 8" (5.963m x 3.557m)  
Four UPVC double glazed windows to front and side aspects, wood block flooring, radiator, spotlights.

Kitchen/Diner -19' 5" x 17' 1" (5.919m x 5.215m)  
UPVC double glazed window to rear aspect, UPVC double glazed door to rear, granite work tops, integrated electric oven, electric hob, sink and drainer unit, integrated tall fridge and tall freezer, integrated washing and dryer.

Sitting Room - 13'10" x 12'0" (4.22m x 3.66m)  
UPVC double glazed double doors to rear aspect, radiator, wood effect laminate flooring.

First Floor

Extended Bedroom One - 23' 8" x 11' 3" (7.226m x 3.428m)  
UPVC double glazed window to side and front aspect, radiator, fitted wardrobes, dressing table and bed side tables. En suite.

En Suite Shower Room - 8' 9" x 4' 10" (2.676m x 1.473m)  
double shower wash basin and vanity unit, WC, ceramic tiled floor, radiator, fully tiled.

Bedroom Two - 15' 8" x 10' 10" (4.777m x 3.306m)  
UPVC double glazed window to front aspect x 2, radiator, fitted wardrobe.

Bedroom Three - 7' 6" x 9' 0" (2.275m x 2.739m)  
UPVC double glazed window to front aspect, radiator, fitted wardrobe.

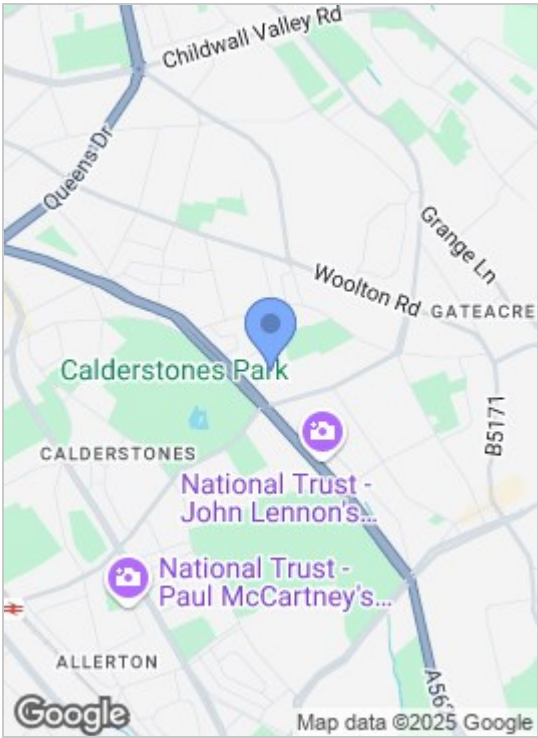
Bathroom - 9' 10" x 6' 10" (2.992m x 2.090m)  
UPVC double glazed window to rear aspect, panel bath, corner shower, ceramic tiled floor, WC, wash basin and vanity unit. Towel radiator.

Outside  
Front External -Laid to lawn garden, mature borders, corner plot.

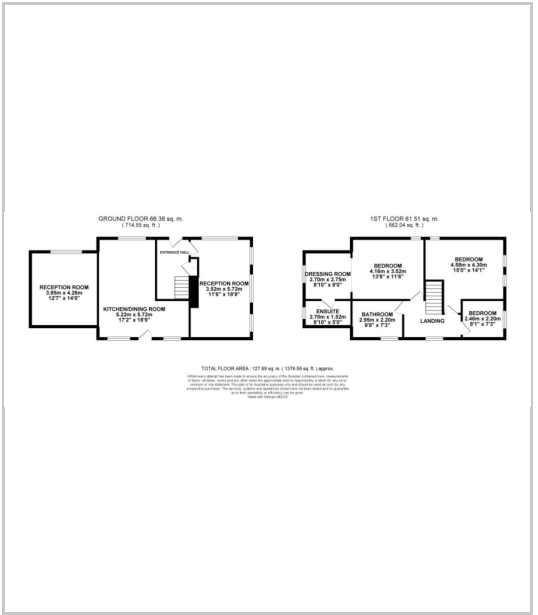
Rear External -Laid to lawn garden, mature borders, flagged patio area, detached garage.

Detached Garage with up and over doors

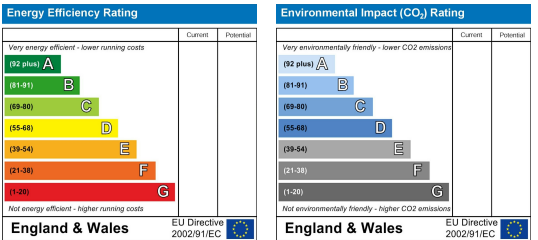
Area Map



Floor Plans



Energy Efficiency Graph



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