



**56 Campbell Drive, Liverpool, L14 7QG**

**Offers around £249,950**

Alpha-move are delighted to offer this fantastic three bedroom extended semi on Campbell Drive L14, close to schools, local amenities and major transport links for road and rail. The property briefly comprises of porch, hallway, front sitting room, open plan rear kitchen/diner, with a utility and wc/shower room to complete the ground floor. The upper floor features two double bedrooms, family bathroom and a good sized smaller bedroom. Externally, there is a landscaped parking area and additional driveway at the front, with a low maintenance garden and patio to the rear, that benefits from not being overlooked. This property benefits from recent modernisation, providing a great opportunity for modern open plan living suited to new, young and growing families. Early viewing recommended.





# 56 Campbell Drive, Liverpool, L14 7QG

## Porch

6'8" x 3'11" (2.05 x 1.21)

UPVC Composite door to front aspect.

## Hallway

13'6" x 5'4" (4.13 x 1.65)

UPVC Window to side aspect. Vertical radiator.

## Lounge

13'3" x 10'7" (4.06 x 3.25)

UPVC Bay window to front aspect. Double radiator. Gas fire and surround.

## Kitchen Diner

25'5" x 16'2" (7.75 x 4.95)

A range of wall and base units. Range cooker and extractor. Stainless steel sink.

UPVC French doors to rear aspect. 2x Vertical radiators. 2x Velux windows.

## Utility Room

5'4" x 4'2" (1.65 x 1.29)

## Ground Floor Shower Room

4'1" x 4'9" (1.25 x 1.47)

Shower cubicle with mixer shower. WC and sink. UPVC Window to rear aspect.

Vertical radiator.

## Bedroom One

13'6" x 10'8" (4.14 x 3.26)

UPVC Bay window to front aspect. Single radiator.

## Bedroom Two

12'2" x 10'7" (3.71 x 3.25)

UPVC Window to rear aspect. Single radiator.

## Bedroom Three

8'0" x 5'11" (2.44 x 1.82)

UPVC Window to front aspect. Single radiator.

## Bathroom

6'1" x 5'9" (1.86 x 1.76)

Free standing bath, WC and sink. UPVC Window to side aspect. Towel rail.

