



94 Dinas Lane, Liverpool, L36 2NS

Offers around £179,000

Alpha-move are delighted to offer this fantastic three bedroom extended semi in a sought after location on Dinas Lane L36, close to schools, local amenities and major transport links. The layout starts with a wide and well lit hallway, front dining room, rear lounge, kitchen and glazed loggia on the ground floor, with two double bedrooms, family bathroom and smaller bedroom on the upper floor. Externally, there is driveway parking at the front and side with a good sized garden and patio at the rear that benefits from a southerly aspect. This property has potential to be extended at the rear and side (subject to appropriate consents), and only requires cosmetic improvement making it a perfect choice for first time buyers, and young families. Offered with no chain, early viewing essential.



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Entrance Hall

10'0" x 8'0" (3.05 x 2.46)

Radiator, upvc door and window to front aspect.

Reception Room One

11'4" x 10'11" (3.46 x 3.35)

Radiator, upvc window to front aspect.

Reception Room Two

14'4" x 12'11" (4.38 x 3.96)

Fire surround, radiator, upvc patio door to rear aspect.

Rear Sun Room

15'8" x 5'9" (4.79 x 1.77)

Upvc french door and window to rear aspect.

Kitchen

13'6" x 7'0" (4.12 x 2.14)

Kitchen comprises of various wall and base units, oven, hob, extractor, under stairs cupboard, radiator, upvc window and door to side aspect.

Bedroom One

14'2" x 10'1" (4.33 x 3.08)

Radiator, upvc window to front aspect.

Bedroom Two

14'2" x 10'9" (4.33 x 3.29)

Radiator, upvc window to rear aspect.

Bedroom Three

10'0" x 6'8" (3.06 x 2.05)

Radiator, upvc window to front aspect.

Bathroom

7'1" x 6'5" (2.18 x 1.98)

P shaped bath with shower over, wash hand basin, towel radiator, upvc window to rear aspect.

WC

4'2" x 2'6" (1.29 x 0.78)

Wc, upvc window to side aspect.

