



47 Tarbock Road, Huyton, Liverpool, L36 5XN

Offers around £299,000

Alpha-move are delighted to offer this fantastic three bedroom extended semi in a sought after location on Tarbock Rd L36, close to schools, local amenities and major transport links. The layout consists of a porch, well lit hallway, front reception room, rear living room, conservatory and fitted kitchen 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 with a mature garden and patio to the rear also. This property is set on a substantial plot and has scope for extending to the side and rear (subject to appropriate consents), and would be suitable for first time buyers, families and those looking for a larger semi. Viewing essential, offered with no onward chain.



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Entrance Porch

5'11" x 5'6" (1.81 x 1.69)

Upvc door and window to front and side aspect.

Entrance Hall

19'1" x 6'2" (5.84 x 1.89)

Meter cupboard, radiator, upvc window to front aspect.

Reception Room One

13'10" x 11'4" (4.24 x 3.46)

Electric fire and surround, radiator, upvc bay window to front aspect.

Reception Room Two

11'3" x 12'2" (3.43 x 3.72)

Gas fire and surround, upvc french doors to rear aspect.

Conservatory

11'1" x 9'4" (3.39 x 2.85)

Radiator, upvc french doors to rear aspect.

Kitchen

19'3" x 6'2" (5.88 x 1.89)

Kitchen comprises of various wall and base units, oven, hob, extractor fan, radiator, upvc window to rear aspect.

Bedroom One

14'0" x 10'2" (4.28 x 3.12)

Fitted wardrobes, radiator, upvc window to front aspect.

Bedroom Two

11'11" x 10'7" (3.65 x 3.23)

Fitted wardrobes, radiator, upvc window to rear aspect.

Bedroom Three

8'9" x 7'1" (2.69 x 2.17)

Fitted wardrobes, radiator, upvc window to rear aspect.

Family Bathroom

8'9" x 6'2" (2.69 x 1.89)

Bath, shower, wc, vanity sink, towel radiator, upvc window to rear aspect.

