



## Olive Grove, Wavertree, Liverpool, L15 8LU

- Three Bedroom Semi Detached Family Home
- Popular Residential Location - Close to Amenities
- Substantial Fitted Kitchen & Utility Room
- Off Road Parking & Garage
- Available for Sale with No Onward Chain
- Through Lounge Diner & Conservatory
- Three Generously Sized Bedrooms & Bathroom
- Hard Landscaped Rear Garden



Offers Over £230,000











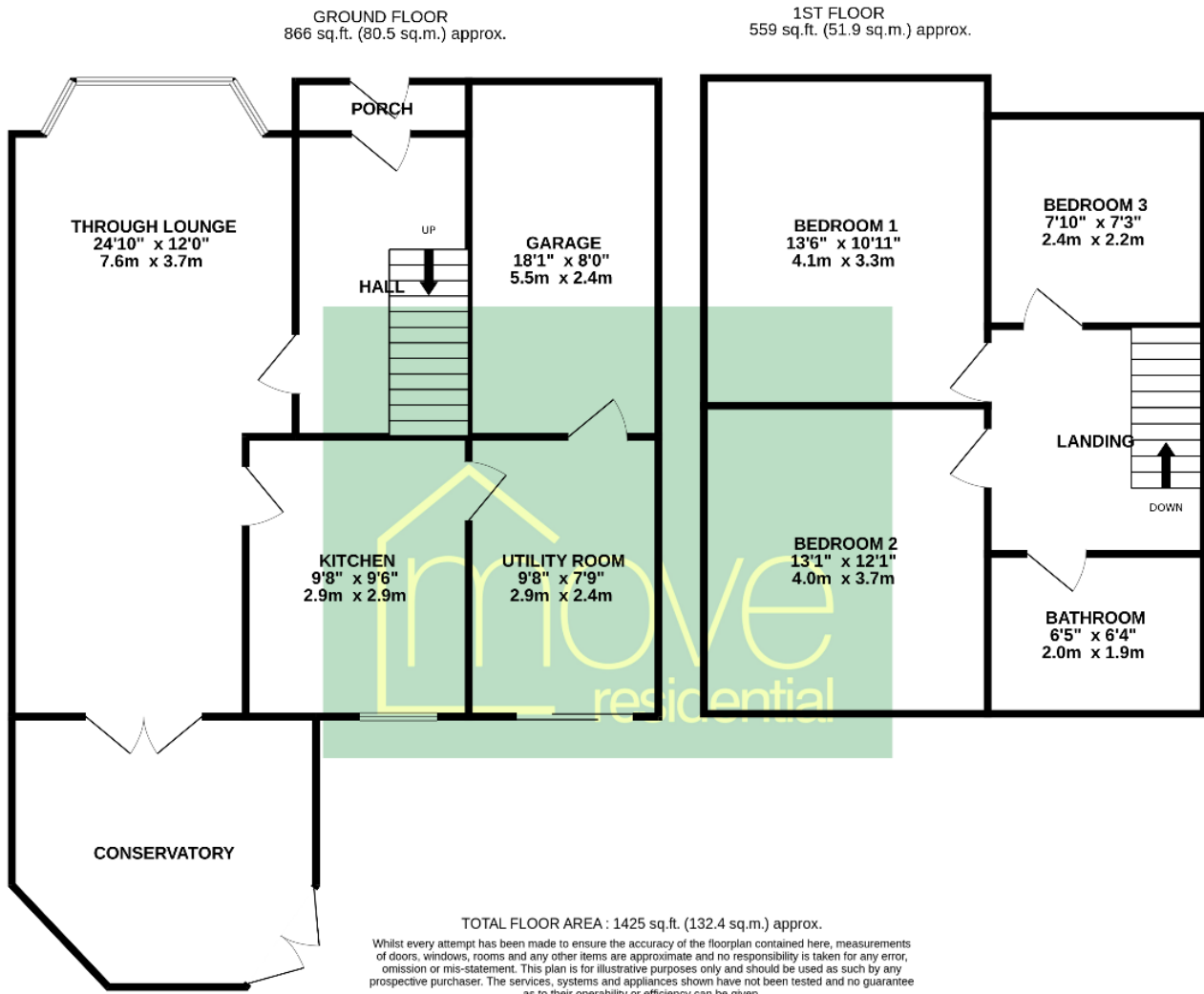
## **Description**

This fantastic three bedroom semi detached property on Olive Grove in Wavertree, L15, has arrived at the sales market courtesy of Move Residential. Available for sale with no onward chain, the property briefly comprises; a porch, welcoming entrance hallway, an bright and spacious through lounge and diner which flows seamlessly into a conservatory, a substantial fitted kitchen and a convenient utility room. To the first floor, you will find two generously sized double bedrooms, a good sized single bedroom and a three piece family bathroom suite. Externally, to the front of the property, a smartly block paved driveway provides ample off road parking with a single integral garage offering additional storage space. To the rear elevation, there is a hard landscaped garden which offers an ideal space for alfresco dining and outdoor recreation. Further benefits to the property include double glazing and gas central heating throughout.

## **Location**

A large and varied area of the City, much of it ideal for student investors as it consists largely of good sized, reasonably priced terraced properties close to the two main University bus routes, which run through the heart of Wavertree along both Smithdown Road and Picton Road. Many working professionals are drawn to the outskirts of Wavertree where a selection of first time buyer and family semi or detached properties can be found, along with character properties in Wavertree Garden Suburb (off Thingwall Road) and Wavertree Village (off Picton Road). Open space includes Greenbank Park and Wavertree Playground - known locally as The Mystery due to the anonymous nature of the donor of the land - which includes Wavertree Sports Park with Liverpool Aquatics, Liverpool Tennis and Wavertree Athletics Centres. Smithdown Road and Picton Road provide a wide variety of pubs, bars, eateries and shops, including a large Asda Supermarket, and a library. Schools include the historic Blue Coat School and King David High School. Wavertree Technology Park train station has regular services into Liverpool and out to Manchester, buses into the City are frequent and take less than 15 minutes. As with all of south Liverpool, the M62 and John Lennon Airport are also easily reached.

## Floor Plan



## Additional Information

These particulars are thought to be materially correct though their accuracy is not guaranteed and they do not form part of any contract. All measurements are approximate and we have not tested any fitted appliances, electrical or plumbing installation or central heating systems. Floor plans are for illustration purposes only and their accuracy is not guaranteed.