

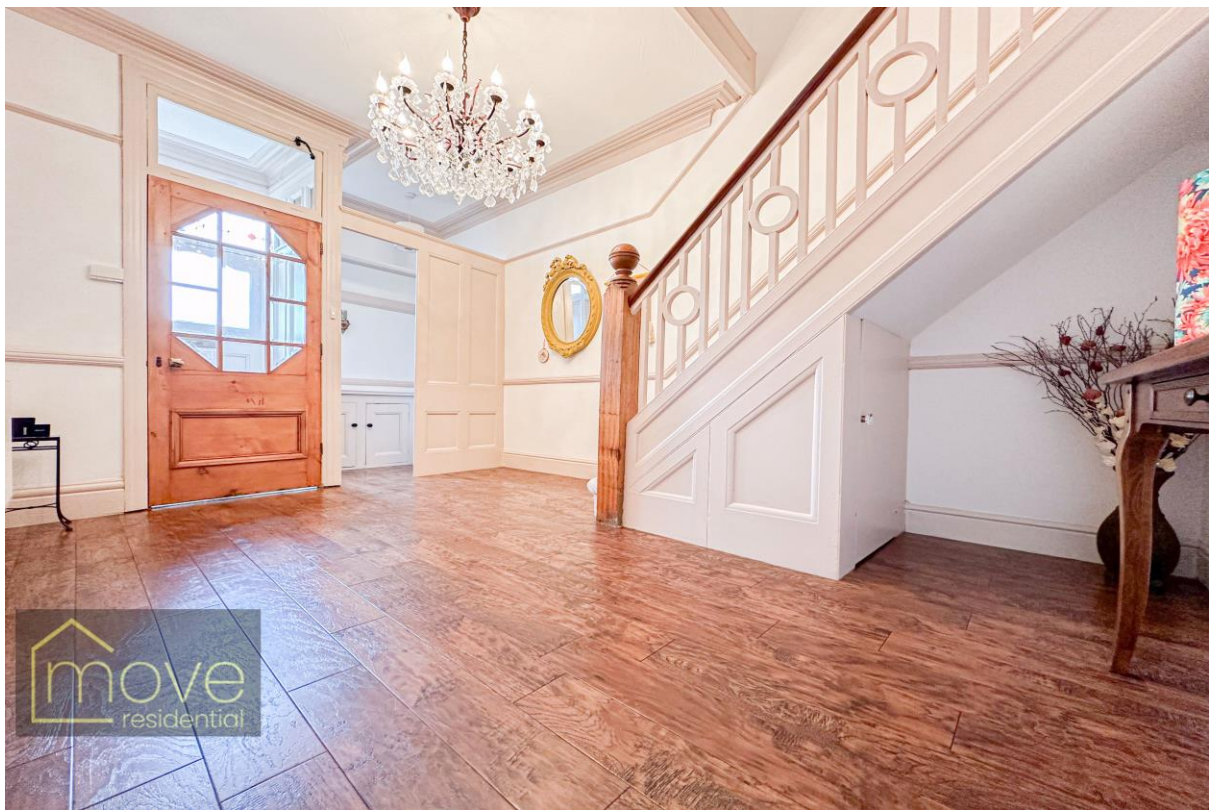


Allerton Drive, Calderstones, L18 6HH

- Fabulous Four Bedroom Semi Detached Property
- Generously Proportioned & Beautifully Presented
- Morning Room & Stylish Modern Fitted Kitchen
- Ensuite to Master & Four Piece Bathroom Suite
- Situated in Sought-After Suburb of Calderstones
- Entrance Hall & Two Spacious Reception Rooms
- Four Bright & Generously Sized Double Bedrooms
- Smartly Flagged Garden & Converted Garage



£600,000







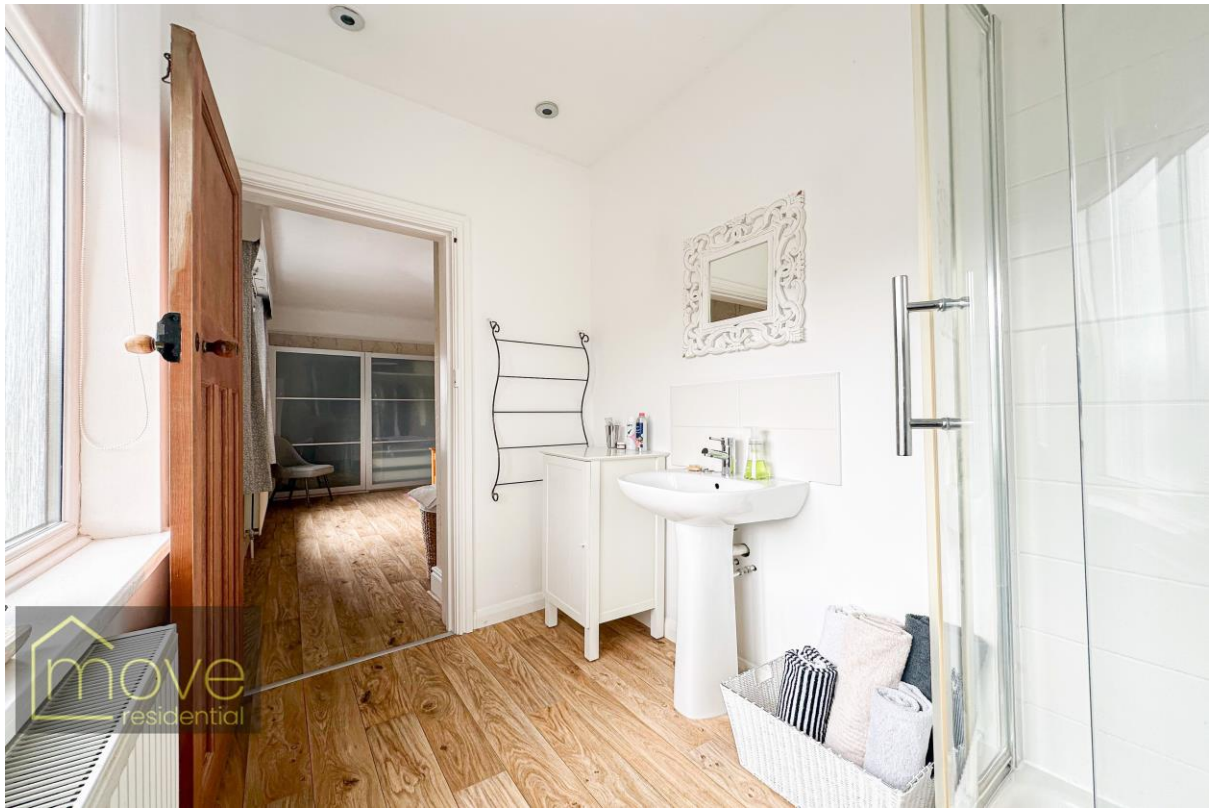
























Description

Standing proudly on Allerton Drive in the highly sought-after suburb of Calderstones, L18, is this fabulous four bedroom semi detached property, proudly presented to the sales market by appointed agents, Move Residential. Boasting a charming frontage, this home offers generous and beautifully presented living proportions throughout, promising to provide the perfect future home for a very lucky family. Upon entering the property, you are greeted by a grand entrance hallway that immediately sets the tone for the remainder of the home, which in turn guides you into the sensational family lounge, bathed in natural light, courtesy of an impressive walk-in bay window. This inviting space is finished in a tasteful décor which showcases stunning original features such as the exquisite fireplace and decorative stained-glass windows, providing the perfect place to relax with family and friends that is both welcoming and stylish. The elegant décor continues into the secondary reception room which presents a lovely alternative sitting room or formal dining area, also boasting an eye-catching feature fireplace, finished in calming neutral tones. A delightful morning room mirrors the impeccable standard set by the previous reception rooms, offering the ideal space for enjoying family mealtimes and entertaining guests, enjoying views and access out to the lovely rear garden. This flows seamlessly into the stylish modern kitchen which offers exemplary specifications, complete with a range of attractive fitted base and wall units, complementary worktops offering plentiful surface space, and an array of sleek integrated appliances. The outstanding quality continues to the first floor, where you will find four generously sized and immaculately presented double bedrooms, all finished to an excellent standard and receiving plenty of natural light, with the master bedroom further enjoying the added luxury of an en-suite shower room. Concluding the interior of this magnificent home is a contemporary style four-piece family bathroom suite, complete with bathtub and separate shower unit. Externally, to the rear of the property is a low maintenance smartly flagged garden, providing the ideal space for al-fresco dining and entertaining, along with a converted garage, currently in use as a charming additional sitting area. This wonderful property presents an opportunity not to be missed for those searching for their forever home in one of South Liverpool's most desirable locations.

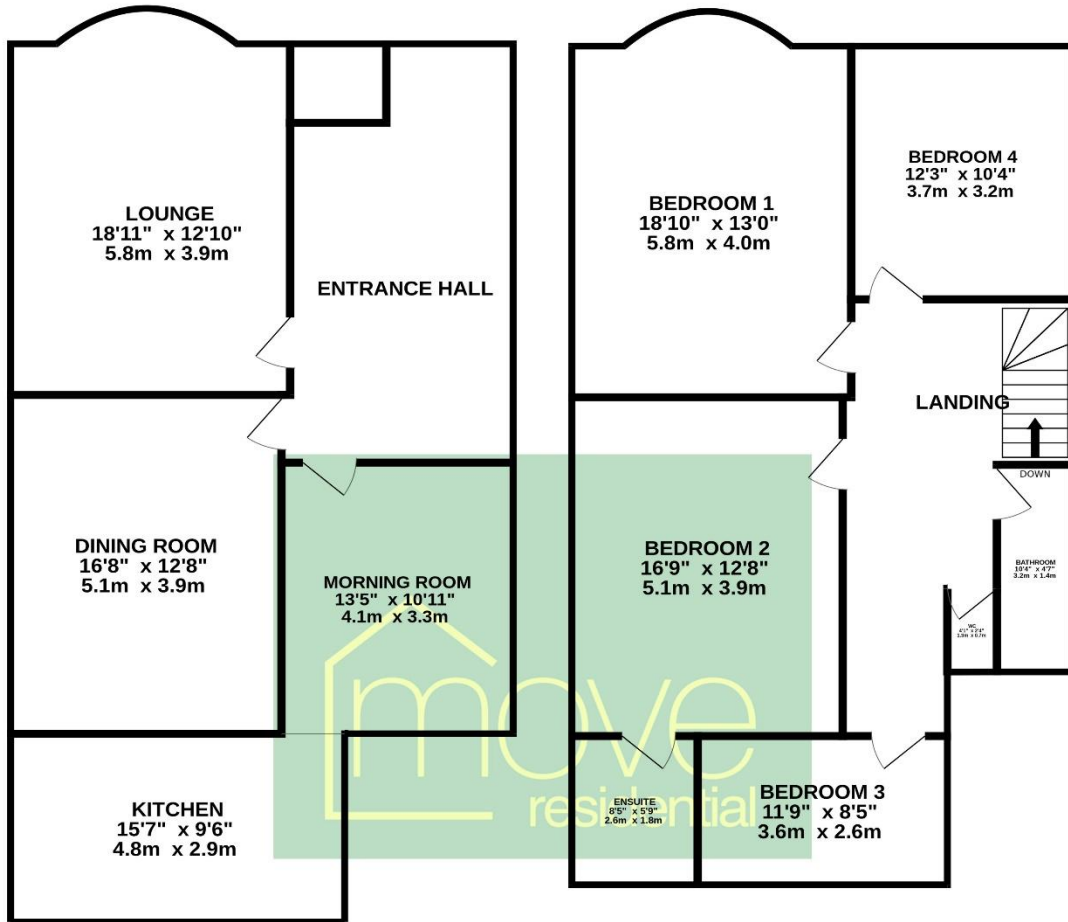
Location

Calderstones is an extremely popular area of Liverpool appealing to everyone from young professionals and families to retirees. There are a wide variety of housing types available, including a range of Victorian terraced properties (some substantial) and mainly traditional semi detached and detached houses of all sizes, as well as some apartments. Open green space includes the 94 acre Calderstones Park with a children's playground, ornamental gardens, a lake and a cafe, with Sefton and Greenbank Parks both close by in L17. Allerton Road is a thriving local high street which has retained a traditional butchers, fishmongers and green grocers and, together with Rose Lane, offers some of the best bars and restaurants outside of the City Centre. A large Tesco store is located off Mather Avenue, with several Tesco Express in the immediate vicinity. There is a popular local library on Allerton Road and sports facilities include Palmerston Hard Court Tennis Club, Allerton Golf Course and LA Fitness Centre. Schools include some of those considered Liverpool's best, the largest secondary school being Calderstones School. Transport links into and out of the City are excellent, with both Mossley Hill and West Allerton train stations providing regular services and main bus routes running through the area. Queens Drive connects the area to the rest of the City and both John Lennon Airport and the M62 can be reached by car in less than 15 minutes.

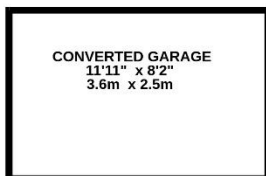
Floor Plan

GROUND FLOOR
953 sq.ft. (88.6 sq.m.) approx.

1ST FLOOR
917 sq.ft. (85.2 sq.m.) approx.



GARAGE
100 sq.ft. (9.3 sq.m.) approx.



TOTAL FLOOR AREA : 1971 sq.ft. (183.1 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.

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EPC

Awaiting Image.

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.