

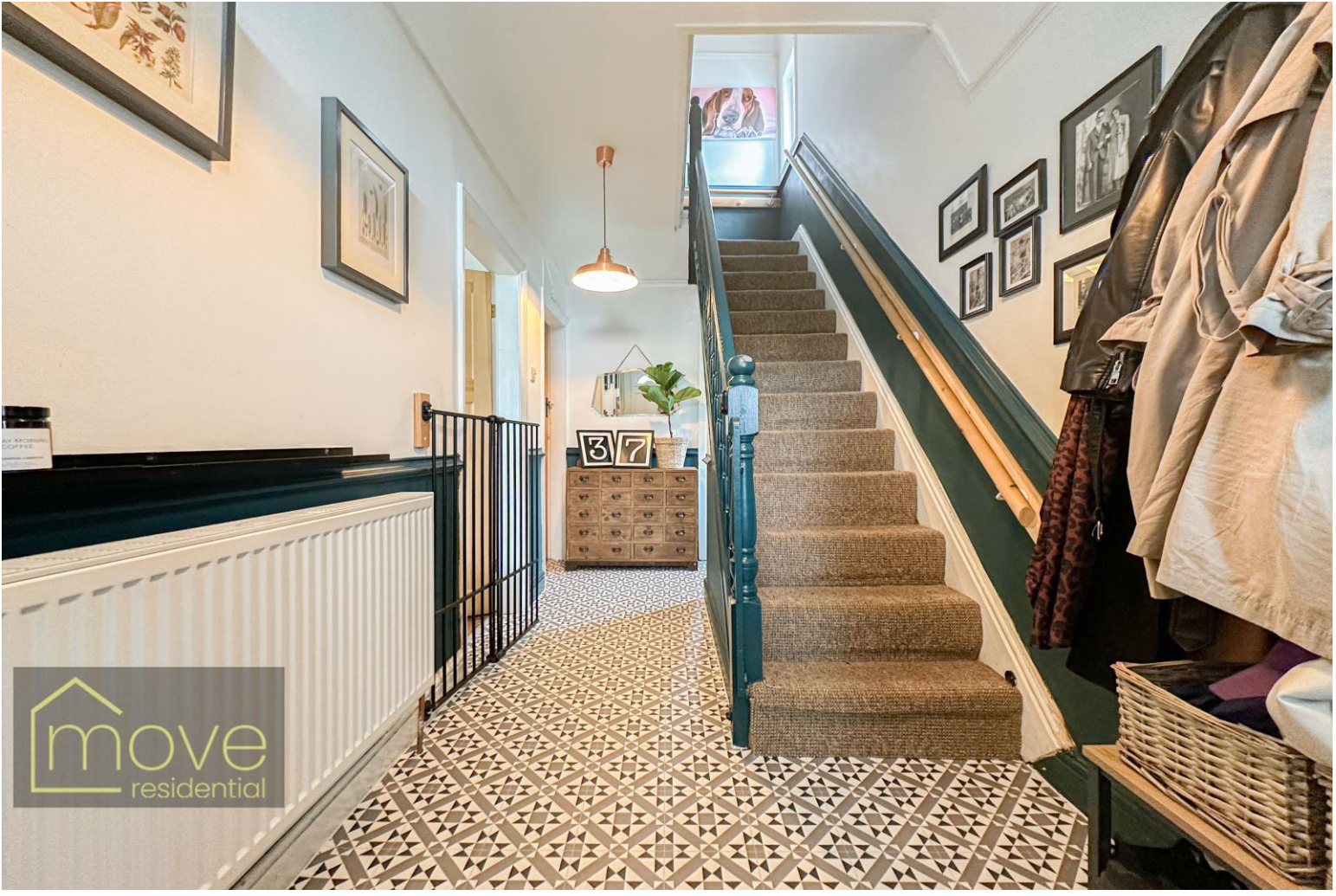


Whitehedge Road, Garston, L19 1RY

- Stunning Three Bedroom Semi Detached Property
- Generously Proportioned & Beautifully Presented
- Second Reception Room & Stylish Fitted Kitchen
- Contemporary Style Three Piece Bathroom Suite
- Envious Location in Ever-Popular Area of Garston
- Entrance Hall & Welcoming Bay-Fronted Lounge
- Two Spacious Double Bedrooms & Single Room
- Delightful Garden, Off-Road Parking & Garage



£285,000



The logo for 'move residential' is located in the bottom left corner. It consists of a stylized house icon above the word 'move' in a lowercase, sans-serif font, with the word 'residential' in a smaller font below it.















Description

Enjoying a prime location on the desirable tree lined Whitehedge Road, situated in the highly favoured residential area of Garston, L19, is this stunning three bedroom semi detached home, welcomed to the sales market by appointed agents, Move Residential. Occupying a substantial corner plot, this property offers generous and beautifully presented accommodation throughout, promising to make a fantastic future home for a very lucky family. An inviting entrance hall welcomes you into the property, making a fabulous first impression, featuring a chic eye-catching patterned flooring, and leading into a spacious front lounge. Awash with natural light courtesy of the bay window and finished in a tasteful neutral décor, this presents both a welcoming and stylish space to relax. The lounge is followed by an equally appealing second reception room, which boasts a stunning feature fireplace, offering an elegant setting for enjoying mealtimes and entertaining guests. Concluding the ground floor is a modern kitchen, complete with stylish fitted base and wall units, complementary wood style worktops providing plentiful surface and sleek integrated appliances. Continuing to the first floor, you will discover two generously sized double bedrooms and a well-proportioned single room, all finished to an excellent standard and receiving plenty of natural light, with the master bedroom further enjoying a feature fireplace. Adding the finishing touches to this lovely home is a contemporary style three-piece family bathroom suite. Externally, the property enjoys a delightful landscaped rear garden, made up of a low maintenance artificial lawn with greenery borders offering seclusion, and a smartly flagged patio area, ideal for enjoying al-fresco dining and entertaining. As well as a charming garden area to the front, this residence further benefits from off-road parking and a sizable garage accommodating additional storage space.

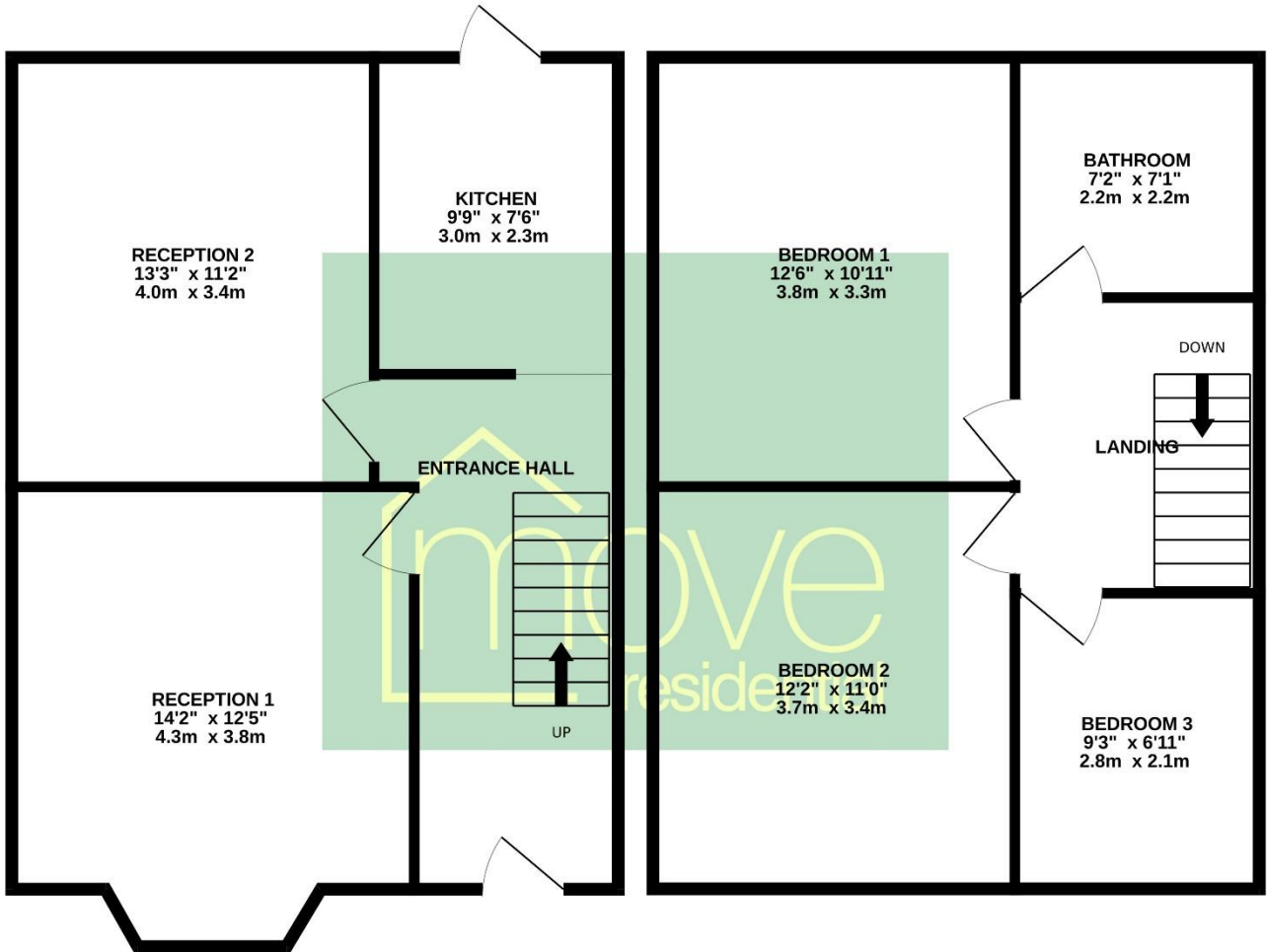
Location

Garston is in close proximity to the expanding John Lennon international airport, a bustling retail park, home to some of the biggest retail chains in the UK including M&S, B&Q and Next, a Crown Plaza hotel in the beautifully restored Art Deco former airport building and, as ever, the 500 year old, National Trust owned Tudor manor house of Speke Hall. Features of the area which were once used as examples of its decline, such as the closed Bryant and May match factory, are now pointed out as symbols of its regeneration due to the award winning Urban Splash redevelopment of this landmark building. Located close to the City boundary with Knowsley, Garston is home to Liverpool South Parkway railway station, a major new interchange station opened in 2006. Trains operate at regular intervals to the city centre, Southport, Manchester and Birmingham. Garston offers an alternative shopping and living experience while still enabling access to the City centre in a short time. Housing is largely traditional terraced property with smaller detached and semi detached homes within the newer estates and give buyers a 'value for money' option in a rapidly improving location.

Floor Plan

GROUND FLOOR
488 sq.ft. (45.4 sq.m.) approx.

1ST FLOOR
478 sq.ft. (44.5 sq.m.) approx.



TOTAL FLOOR AREA : 967 sq.ft. (89.8 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

Score	Energy rating	Current	Potential
92+	A		
81-91	B		87 B
69-80	C		
55-68	D		
39-54	E	53 E	
21-38	F		
1-20	G		

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.