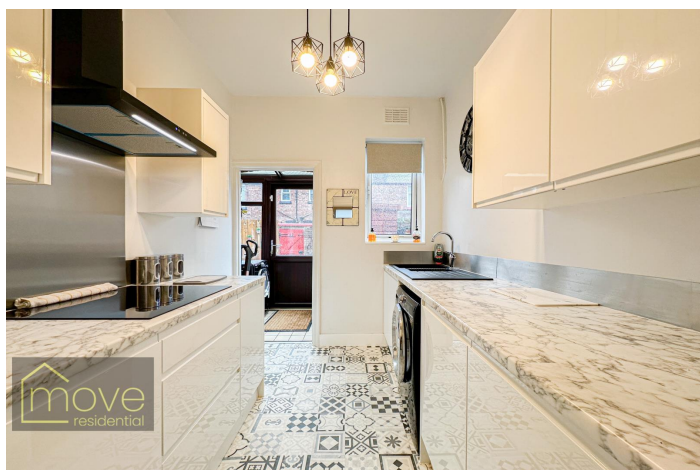


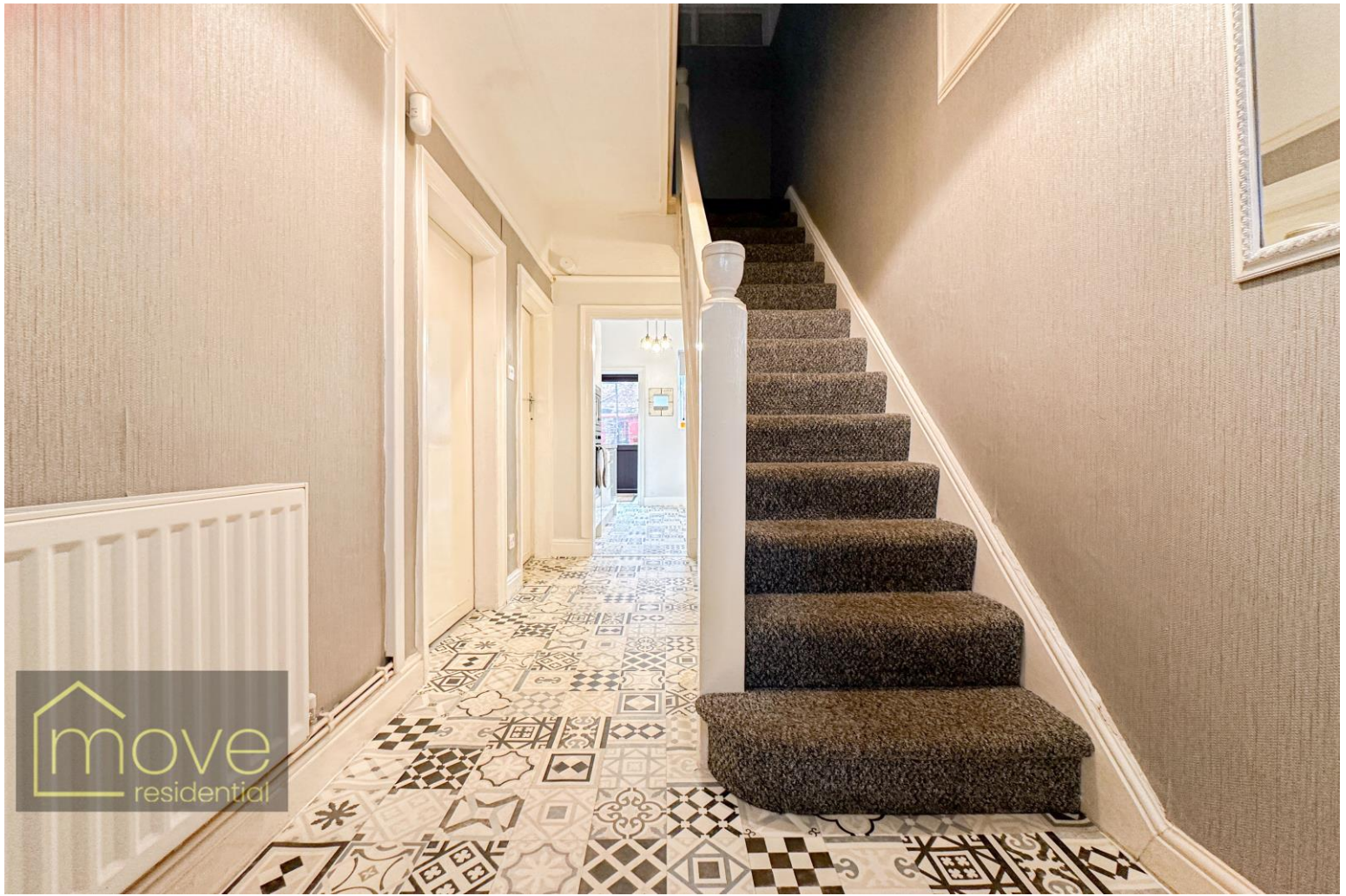


Whitehedge Road, Garston, L19 1RY

- Delightful Three Bedroom Terrace Property
- Generously Proportioned & Well Presented
- Modern Stylish Fitted Kitchen & Rear Porch
- Contemporary Style Shower Room & WC
- Prime Location in Popular Area of Garston
- Entrance Hall & Welcoming Through Lounge
- Two Double Bedrooms & Large Single Room
- Beautifully Maintained Flagged Rear Garden



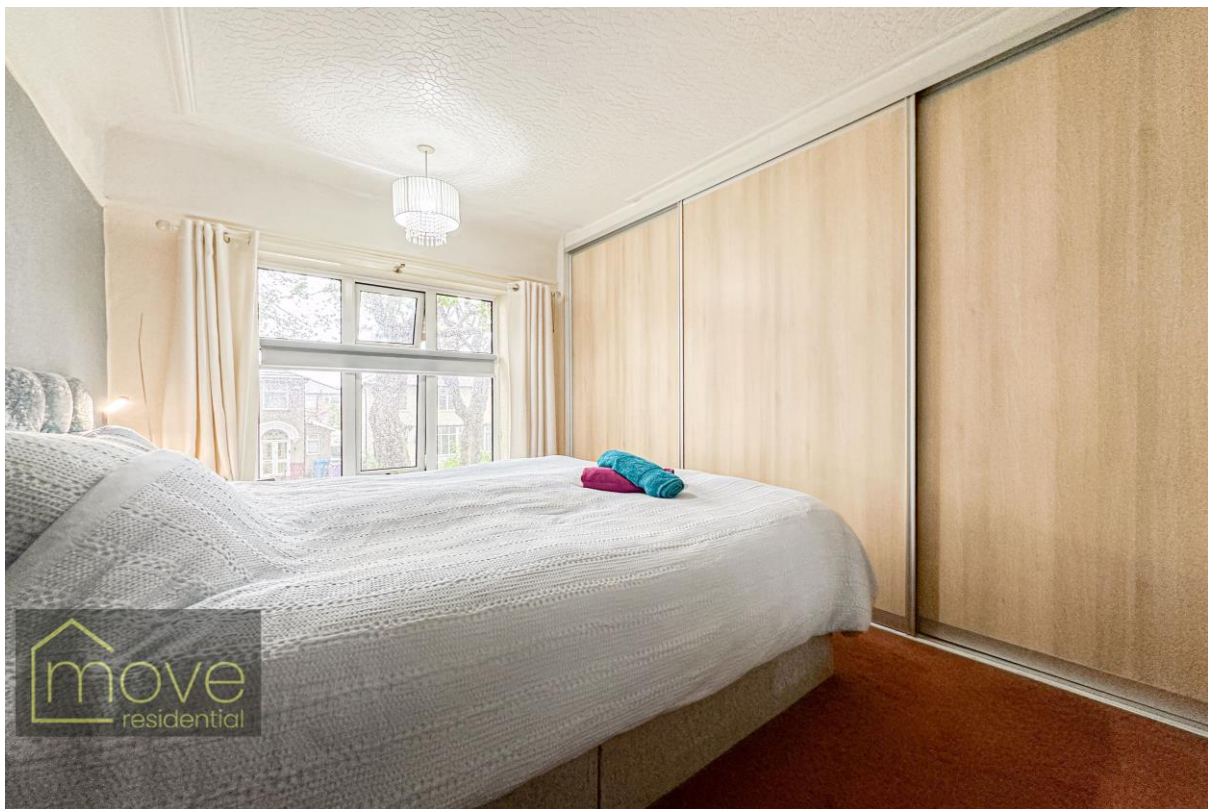
Offers Over £239,950



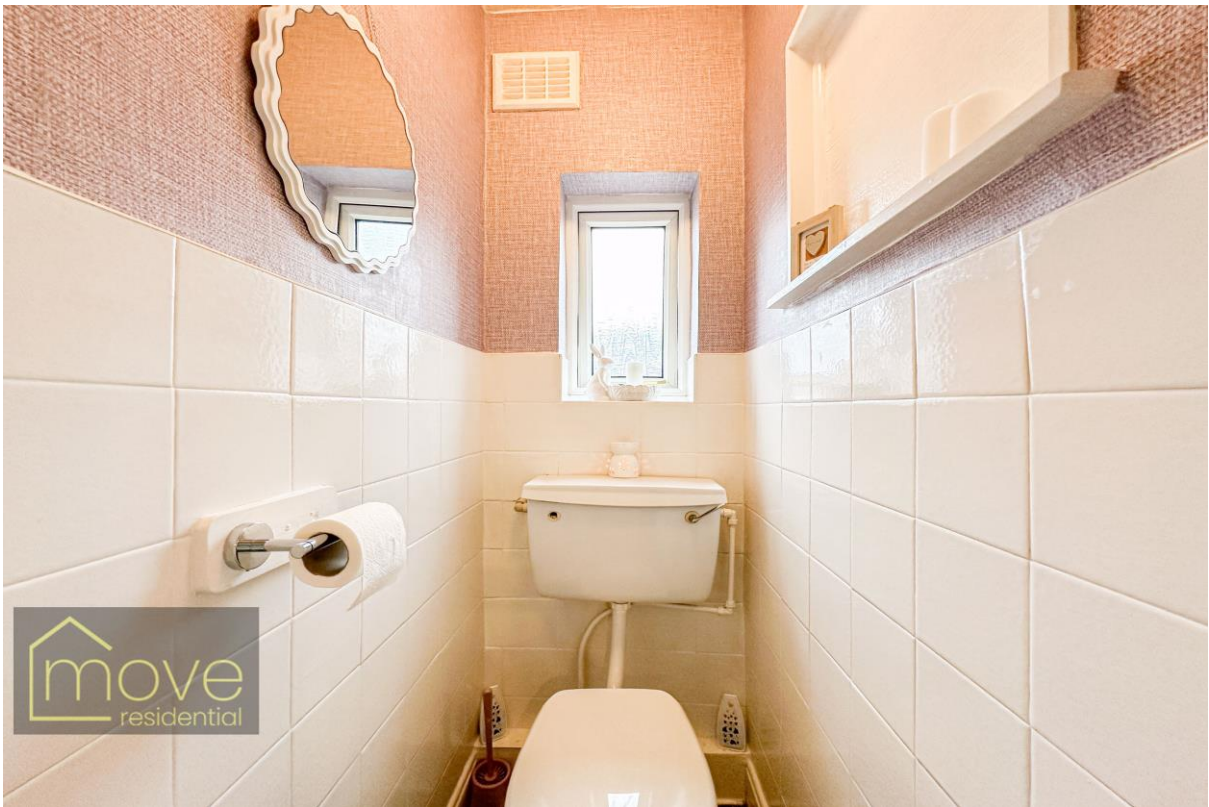














Description

Move Residential are thrilled to introduce to the sales market this delightful three bedroom terrace home, enjoying an enviable location on the tree lined Whitehedge Road in the popular residential area of Garston, L19. This property is certain to make a brilliant family home, boasting a charming frontage and generous living proportions finished to a high standard throughout. Upon entering the property you are greeted by an inviting entrance hall, boasting a stylish patterned flooring, which leads into a spacious bay fronted lounge, flowing seamlessly into a second reception room. Both rooms are awash with natural light and tastefully decorated to a high standard, boasting two feature fireplaces, presenting welcoming spaces for relaxing with family and friends. This is followed by a modern kitchen, featuring a range of high gloss fitted base and wall units, complementary marble pattern worktops providing plentiful surface space, and sleek integrated appliances. Completing the ground floor is a rear porch which provides access into the garden. Ascending to the first floor, you will find two generously sized double bedrooms and a well-proportioned single room, all finished to a good standard with the two double bedrooms further benefitting from fitted wardrobes. Concluding the interior of this fantastic home is a contemporary style shower room and a separate WC. The property is further enhanced by the charming and beautifully maintained flagged rear garden, featuring a raised patio and decking area providing the ultimate outdoor space for al-fresco dining and entertaining. There are also two outhouses offering additional storage space.

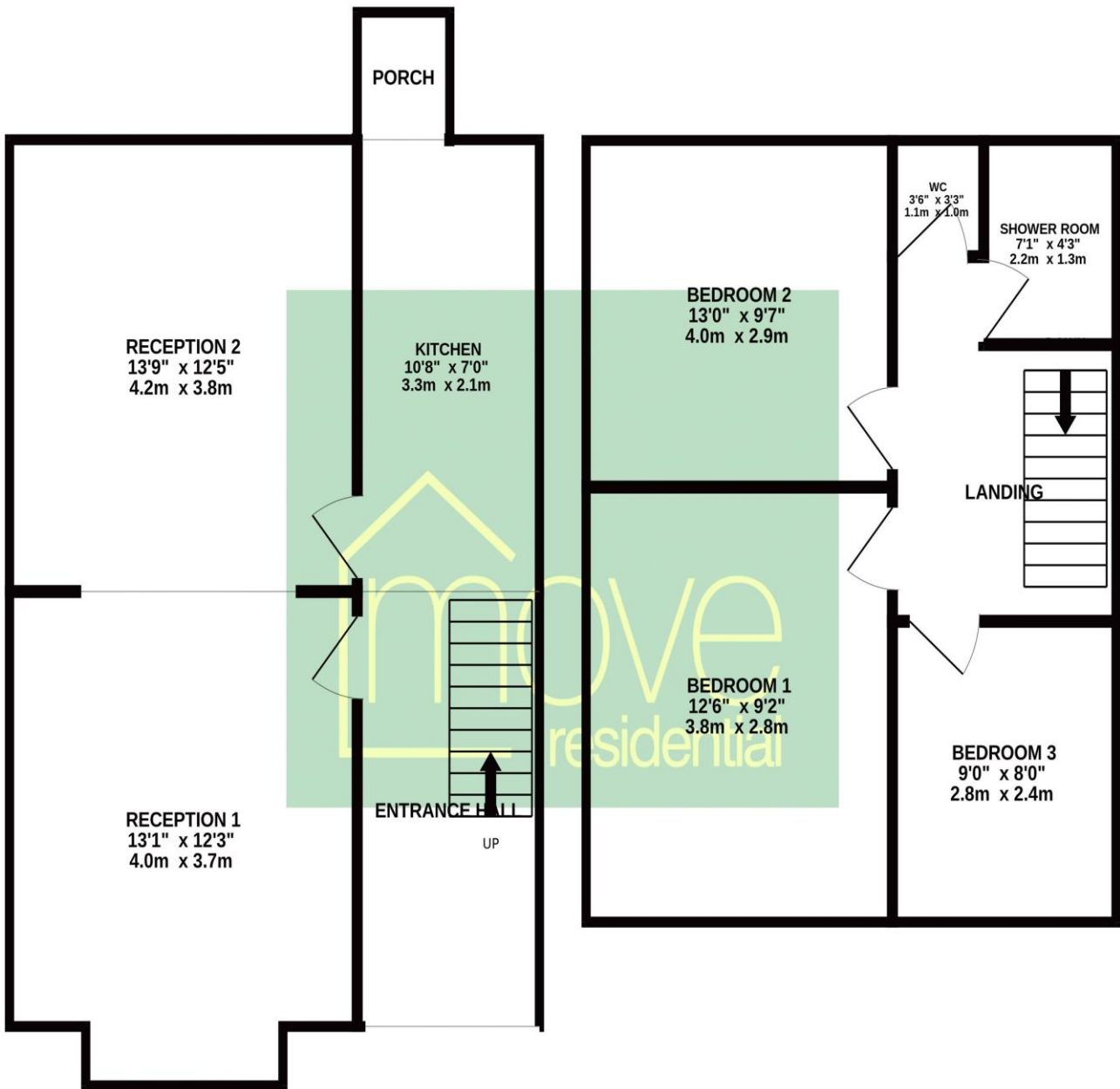
Location

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
536 sq.ft. (49.8 sq.m.) approx.

1ST FLOOR
450 sq.ft. (41.8 sq.m.) approx.



TOTAL FLOOR AREA : 985 sq.ft. (91.5 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		
69-80	C		80 C
55-68	D	64 D	
39-54	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.