



Stockville Road, Calderstones, L18 3EJ

- Magnificent Five Bedroom Semi Detached Residence
- Extended to High Standard & Immaculately Presented
- Sensational Open Plan Kitchen Diner with Utility Room
- Ensuite to Loft Room, Shower Room & Bathroom Suite
- Enviably Located in Desirable Suburb of Calderstones
- Porch, Entrance Hall & Two Inviting Reception Rooms
- Four Spacious Double Bedrooms & Large Single Room
- Fantastic Garden to Rear, Off-Road Parking & Garage



Offers Over £750,000































Description

Enjoying an enviable location on Stockville Road in the heart of the highly desirable and affluent suburb of Calderstones, L18, is this magnificent five bedroom semi detached family home, proudly showcased to the sales market by appointed agents Move Residential. The property boasts an attractive frontage and has been extended substantially, offering exceptionally generous and beautifully presented living proportions throughout, as well as a charming rear garden which enjoys a sunny aspect throughout the whole day. This residence presents an opportunity not to be missed for those searching for their forever family home in one of South Liverpool's most sought-after locations. A grand hallway invites you into the property setting a precedent for the accommodation to follow, and leading you through to the spacious front lounge, which enjoys a spectacular walk-in bay window flooding the room with natural light. The lounge has been finished to an impeccable standard in a tasteful décor which showcases the exquisite feature fireplace, presenting a perfect space to relax with family and friends which feels both welcoming and elegant. The attractive décor continues through to the delightfully presented second reception room, which also enjoys a gas fireplace, and flows seamlessly into the sensational open plan kitchen diner. This expansive and immaculately presented room provides the ultimate space for sociable living, perfectly suited for enjoying family mealtimes and entertaining on a larger scale. Evidently designed to the very highest specifications, the kitchen is complete with a vast range of modern fitted base and wall units and complementary worktops providing plentiful surface space. A breakfast bar offers the ideal spot for more casual dining, and there is ample room to accommodate a substantial dining table ideally positioned in front of bi-fold doors where views of the rear garden can be enjoyed. Awash with daylight courtesy of Velux windows above, this versatile space is certain to impress even the most discerning of buyers. Completing the ground floor is a convenient and well-equipped utility room. The exceptional standard continues as you ascend to the first floor where you will discover three generously sized double bedrooms, along with a well-proportioned single room, all finished to an excellent standard and receiving plenty of natural light, with the fabulous master bedroom further enjoying a range of stylish fitted furniture and a decorative walk-in bay window. This floor additionally benefits from both a contemporary style shower room featuring a walk-in shower unit, and a deluxe three-piece family bathroom suite, boasting a luxurious bathtub. At the pinnacle of the property, the second floor is home to the spacious and impeccably presented fifth double bedroom, complete with the added luxury of a modern ensuite shower room. This room has a bright and airy feel due to the Velux window and enjoys picturesque views of the garden and beyond. Externally, this residence is further enhanced by the fantastic rear garden which presents a brilliant outdoor space for the whole household to enjoy. A vast and well-maintained lawn provides ample room for recreational activities with established greenery borders providing seclusion and adding visual appeal, whilst a smartly flagged raised patio area presents an idyllic spot for al-fresco dining and entertaining. To the front a substantial driveway provides off-road parking along with the added benefit of an EV charger, and a sizable garage offers additional storage space. A viewing is highly recommended to fully appreciate the expansive living proportions and high quality finishes that this exceptional property has to offer.

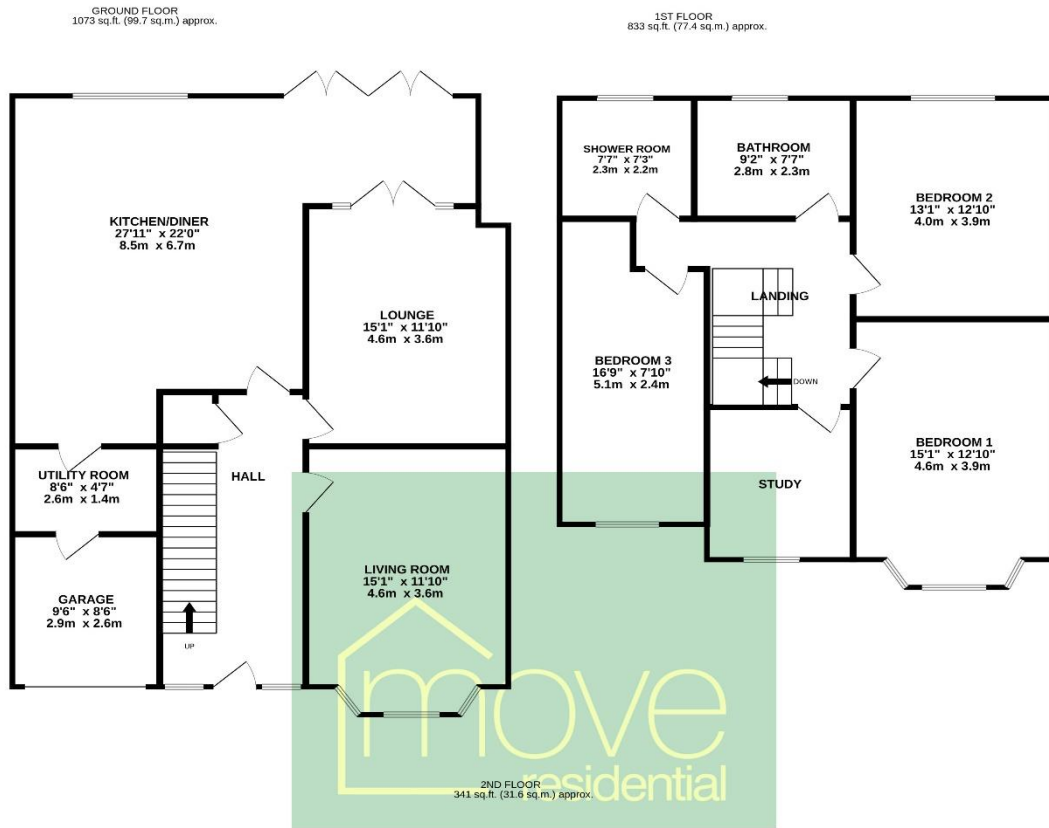
Location

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.

EPC

Awaiting Image.

Floor Plan



TOTAL FLOOR AREA : 2247 sq.ft. (208.7 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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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.