



Colville Street, Wavertree, Liverpool, L15 4JX

- Two Bedroom Mid Terrace Property
- A Brilliant Investment Opportunity
- Spacious Living Room & Kitchen
- Two Spacious Double Bedrooms
- Located in the Heart of Wavertree
- Well-Proportioned & Maintained
- Bathroom Suite to Ground Floor
- Enclosed Courtyard to the Rear

£95,000

Description

Move Residential are delighted to offer for sale this brilliant two bedroom mid terrace property located on Colville Street, in the heart of the popular residential area of Wavertree, L15. An ideal purchase for an investor looking to expand their portfolio, the property offers well maintained and generously proportioned accommodation throughout. The ground floor comprises in brief of a bright and spacious family lounge and a substantial kitchen, along with a family bathroom suite. Continuing up to the first floor, you will find two generously sized double bedrooms. Externally, the property further benefits from an enclosed yard to the rear.

Location

A large and varied area of the City, 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.

EPC Summary

Score	Energy rating	Current	Potential
92+	A		
81-91	B		88 B
69-80	C	70 C	
55-68	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.

Floorplan



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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