



## Millersdale Road, Mossley Hill, Liverpool, L18 5HQ

- Charming One Bedroom Mezzanine Apartment
- Beautifully Maintained & Spacious Throughout
- Generously Proportioned Modern Fitted Kitchen
- Substantial Double Bedroom on Mezzanine Floor
- Prime Location in Desirable Area of Mossley Hill
- Entrance Hall & Open Plan Living/Dining Area
- Contemporary Style Four-Piece Bathroom Suite
- Ideal for Both First Time Buyers & Downsizees



£180,000

















## **Description**

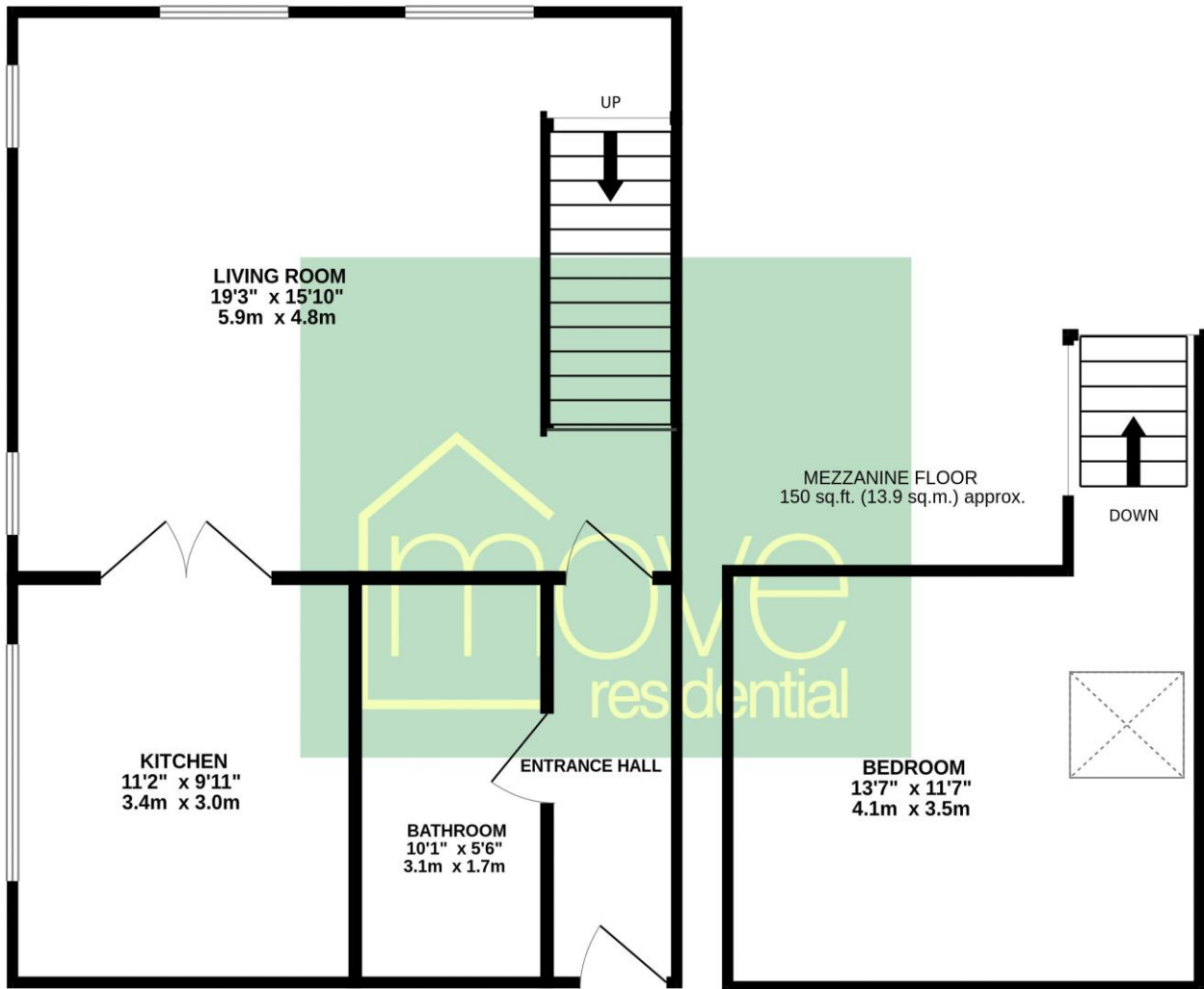
Move Residential are thrilled to present to the sales market this one bedroom mezzanine apartment, certain to appeal to both those wanting to downsize and first time buyers looking to get on the property ladder. Located on Millersdale Road in the highly desirable area of Mossley Hill, L18, this delightful apartment boasts a unique charm, offering spacious and beautifully maintained living proportions throughout. Accessed via a communal entrance and stairs to the first floor, the apartment greets you with an inviting entrance hall, leading through to a generously sized open plan living and dining area. Enjoying a wonderfully high ceiling and dual aspect windows, this room has a bright and airy feel, and having been finished in a tasteful décor with attractive wood style flooring, presents a welcoming space to relax and enjoy mealtimes with family and friends. Following this is a separate modern kitchen complete with a range of fitted base and wall units, plentiful surface space and a selection of integrated appliances. Concluding this floor is a contemporary style four-piece bathroom suite. The sleeping accommodation consists of a substantial and well-presented double bedroom located on the mezzanine level overlooking the lounge, which enjoys a characterful sloping ceiling and a skylight illuminating the room in daylight.

## **Location**

Millersdale Road is a highly sought-after residential area located in Mossley Hill, one of Liverpool's most desirable suburbs. The road is lined with a mix of beautiful homes, that offer plenty of living space and character. It's a peaceful street with a mix of families and professionals, making it an ideal location for those seeking a quiet and friendly neighbourhood. Residents of Millersdale Road are within walking distance of an array of local amenities, including independent shops, restaurants, cafes and bars along Rose Lane and Allerton Road. Additionally, the nearby Calderstones Park provides a tranquil haven in the heart of the suburb, with a lake, woodland walks and gardens. Transport links from Millersdale Road are excellent, with regular buses and trains taking residents to the city centre, which is only a short journey away. Mossley Hill station provides direct links to Liverpool Lime Street, making it an ideal location for those commuting to the city for work.

# Floor Plan

GROUND FLOOR  
501 sq.ft. (46.5 sq.m.) approx.



TOTAL FLOOR AREA : 650 sq.ft. (60.4 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 Summary

Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C	77 C	78 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.