



Gwydir Street, Princes Park, Liverpool, L8 3TJ

- Charming Two Bedroom Mid Terrace Property
- Immaculately Presented Interiors Throughout
- Modern Kitchen with Fitted High Gloss Units
- Well Maintained Enclosed Yard to the Rear
- Located in the Popular Suburb of Princes Park
- Entrance Hall & Welcoming Through Lounge
- Three Spacious Bedrooms & Bathroom Suite
- No Chain - Fantastic for First Time Buyers



£180,000

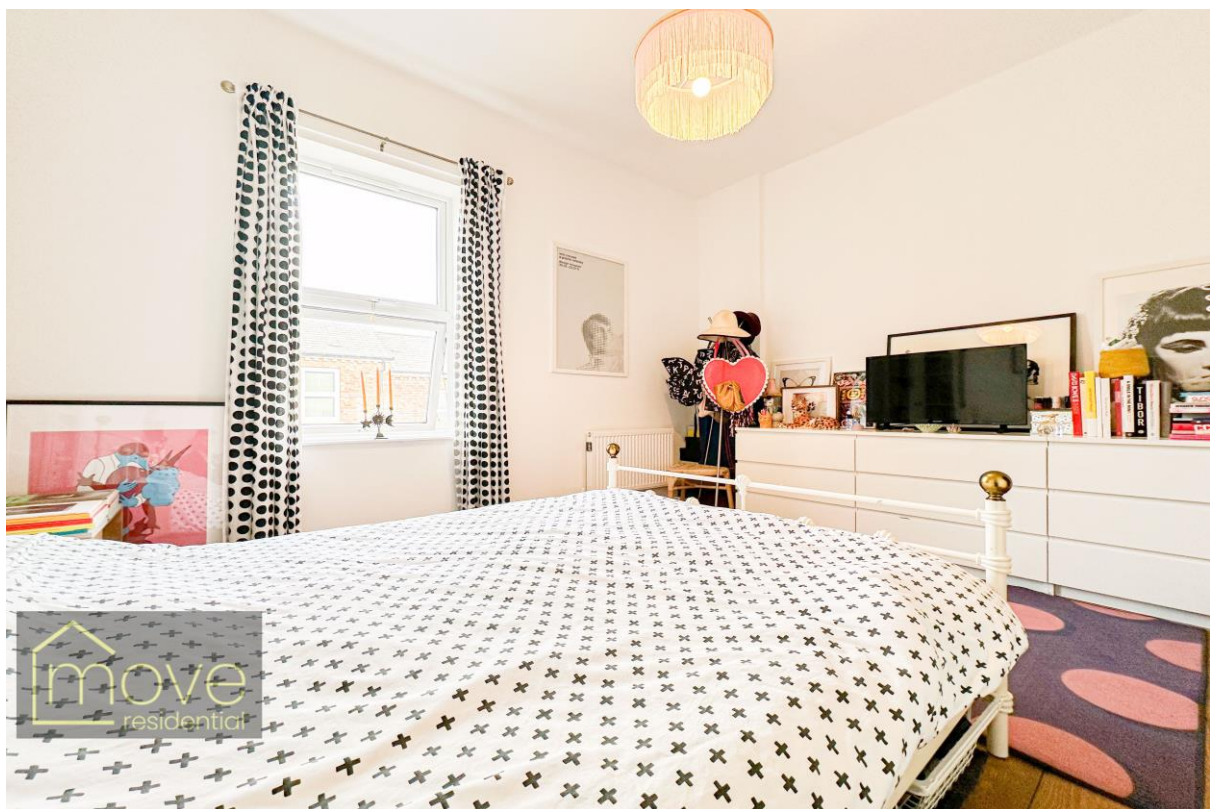
















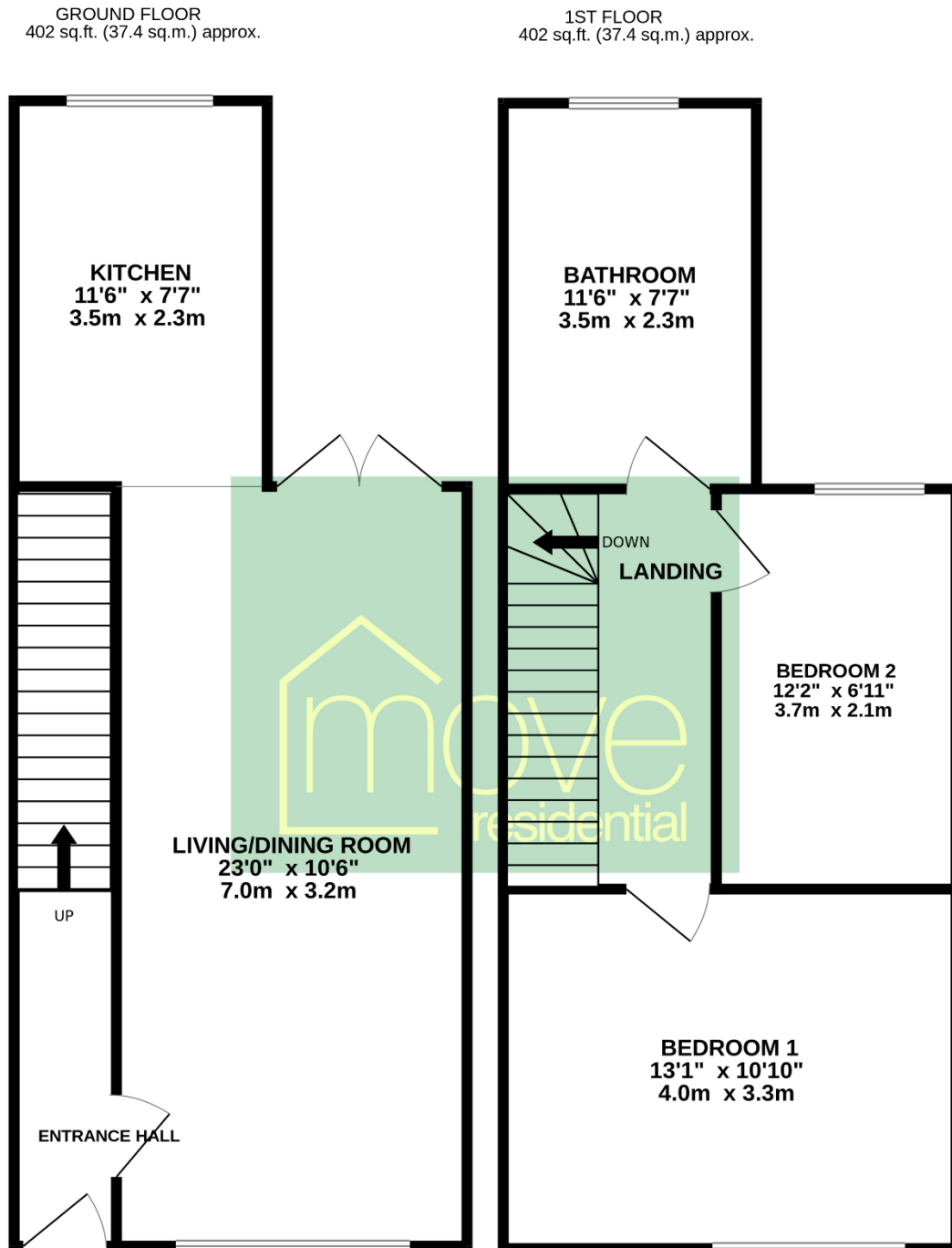
Description

Move Residential are delighted to offer for sale this charming two bedroom mid terrace home, located on Gwydir Street in the popular suburb of Princes Park, L8. The property offers generous proportions and is immaculately presented throughout. Available with no onward chain, this is an opportunity not to be missed for first time buyers looking to get on the property ladder. Upon entering the residence, you are greeted by an inviting entrance hallway which leads into the stunning through lounge. Tastefully decorated to the highest standard, this space exudes both style and comfort. There is ample room for a dining table to the far end of the room, ideally positioned in front of the french doors which provide views and access out to the rear garden, flooding the space with natural light. This flows seamlessly into the modern kitchen which features an array of high gloss wall and base units, along with complementary worktops offering plentiful surface space, and sleek integrated appliances. The stylish décor continues through to the first floor, featuring attractive floorboards throughout, where you will find two spacious and beautifully presented double bedrooms, along with a luxurious and generously sized three piece family bathroom suite. Externally, the property further benefits from a well maintained enclosed yard to the rear, providing the perfect spot for alfresco dining and entertaining.

Location

Princes Park is a lush and vibrant suburb located in the L8 area of Liverpool. It is one of the most popular neighbourhoods in the city, offering a tranquil and picturesque setting whilst still being conveniently close to the city centre. The area is characterized by its tree-lined streets, Victorian homes, and excellent community amenities. The area is home to some of Liverpool's most beautiful parks, with its eponymous park being a particular highlight. Princes Park features picturesque lakes, ornate gardens, and a popular running track, making it an excellent place for outdoor activities or relaxing strolls. There are also numerous trendy cafes, restaurants, and bars in the vicinity, offering a diverse choice of cuisine and social activities. Local amenities include supermarkets, good schools, a large hospital and good transport links, including buses and trains to the city centre.

Floor Plan



TOTAL FLOOR AREA : 805 sq.ft. (74.8 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.
Made with Metropix ©2024

EPC

| Score | Energy rating | Current | Potential |
|-------|---------------|---------|-----------|
| 92+ | A | | 93 A |
| 81-91 | B | | |
| 69-80 | C | 80 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.