



14 Berwick Drive

, Liverpool, L23 7UH

Offers in the region of £450,000



A truly exceptional three-bedroom extended home, occupying a generous corner plot on the highly sought-after Berwick Drive in Blundellsands, Crosby. Beautifully presented throughout, this property offers outstanding kerb appeal with its elegant brick wall boundary, newly rendered exterior and immaculate wraparound gardens that frame the home perfectly.

A charming pathway leads to a storm porch and welcoming entrance hallway, immediately setting the tone for the light-filled and thoughtfully designed accommodation within. The bay-fronted lounge is both stylish and cosy, centred around a feature gas stove an ideal space to relax and unwind.

To the rear, the home opens into a stunning open-plan country-style kitchen and dining area, perfectly suited to modern family living. This inviting space enjoys an abundance of natural light, with French doors opening directly onto the beautifully established side garden, seamlessly blending indoor and outdoor living. A practical utility room sits just off the kitchen, adding further convenience.

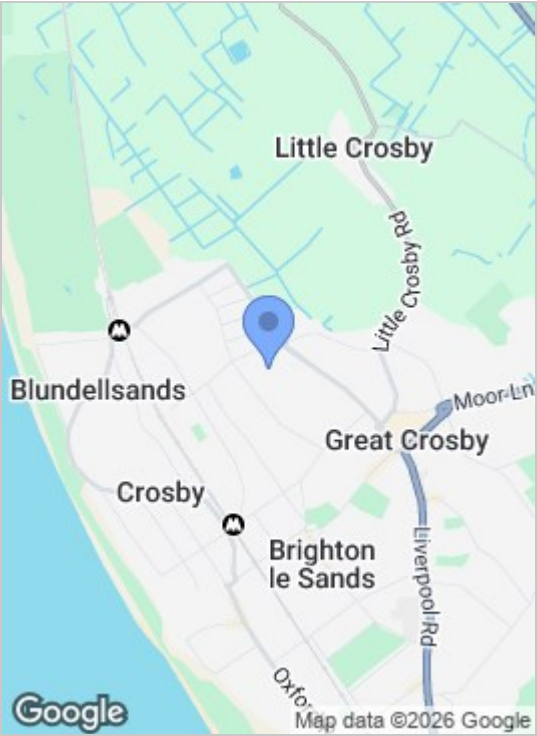
To the first floor, there are three well-proportioned bedrooms, all presented to a high standard. The family bathroom is particularly impressive, featuring a contemporary four-piece suite with both bath and separate shower,



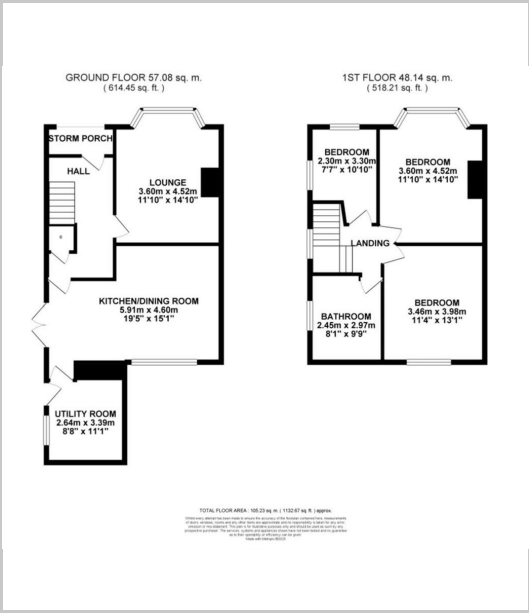
The location is superb, positioned within the highly desirable Crosby area, close to outstanding primary and secondary schools. Crosby Village is just a short distance away, offering a fantastic selection of amenities, bars, restaurants and transport links, making this an ideal home for families and professionals alike.

Please check the stamp duty calculator <https://www.rightmove.co.uk/stamp-duty-calculator>

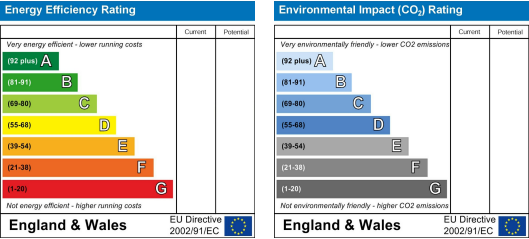
Area Map



Floor Plans



Energy Efficiency Graph



These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firms employment has the authority to make or give any representation or warranty in respect of the property.

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