



## 1 Grangehurst Court Grange Lane

Gateacre, Liverpool, L25 5JZ

**£170,000**



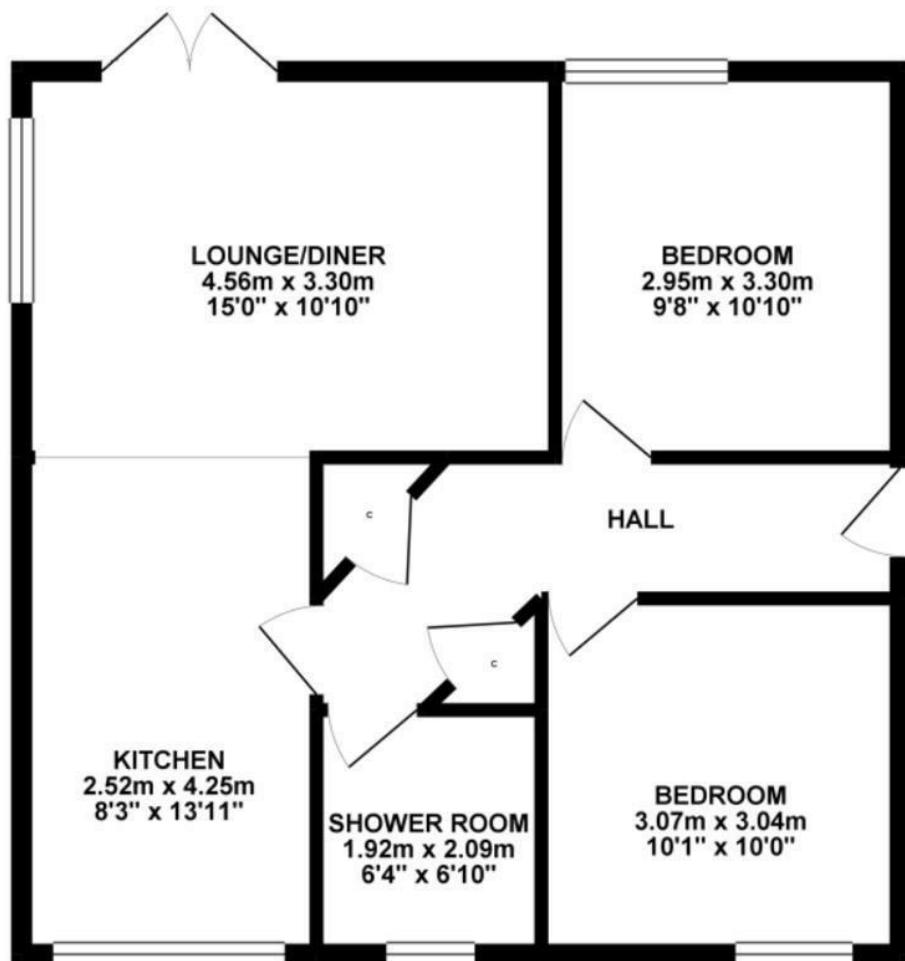
# 1 Grangehurst Court Grange Lane

Gateacre, Liverpool, L25 5JZ

**£170,000**



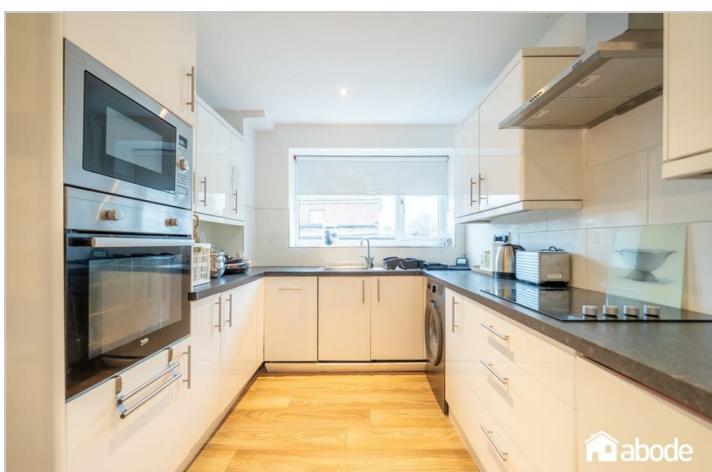
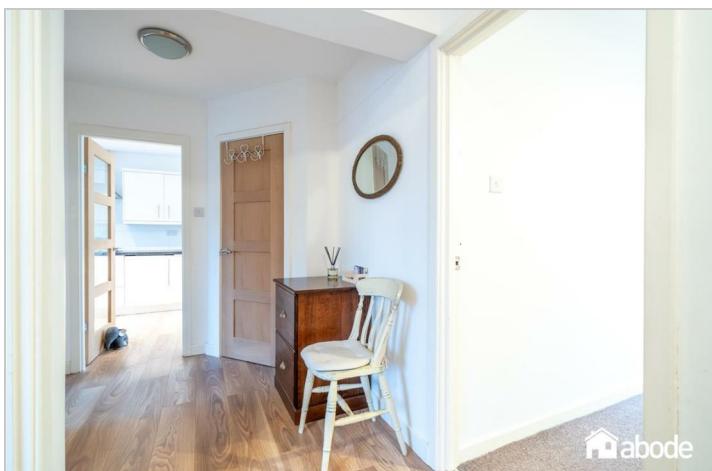
GROUND FLOOR 56.72 sq. m.  
( 610.56 sq. ft. )



TOTAL FLOOR AREA : 56.72 sq. m. ( 610.56 sq. ft. ) approx.

Whilst every effort has been made to ensure the accuracy of the description 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 Measured 422525

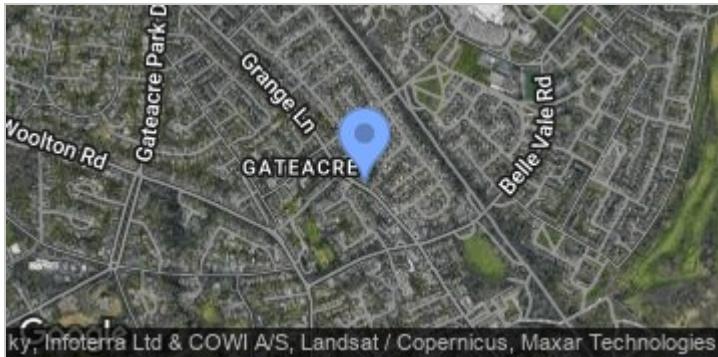
Tel: 01516013003



## Road Map



## Hybrid Map



## Terrain Map



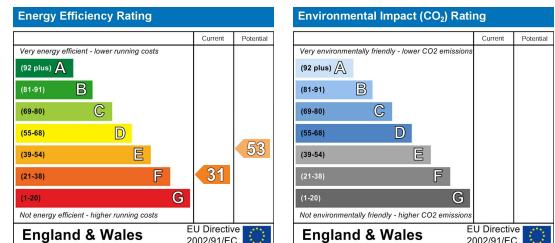
- **NO ONWARD CHAIN**
- **GROUND FLOOR APARTMENT**
- **TWO DOUBLE BEDROOMS**
- **SUPERBLY PRESENTED THROUGHOUT**
- **OPEN PLAN KITCHEN DINING & LIVING ROOM**
- **WALKING DISTANCE TO GATEACRE VILLAGE**
- **OFF ROAD PARKING**
- **CALL NOW FOR EARLY VIEWING**

## Viewing

Please contact our Allerton Office on 01516013003 if you wish to arrange a viewing appointment for this property or require further information.

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.

## Energy Efficiency Graph



82 Coronation Road, Crosby, Liverpool L23 5RH

**Tel:** 0151 909 3003  
**Email:** crosby@abode.group.co.uk  
**Web:** www.abode-group.co.uk

6 Allerton Road, Mossley Hill, Liverpool, L18 1LN

**Tel:** 0151 601 3003  
**Email:** allerton@abode-group.co.uk  
**Web:** www.abode-group.co.uk

2 Chapel Lane, Formby, Liverpool, L37 4DU

**Tel:** 01704 827 402  
**Email:** formby@abode-group.co.uk  
**Web:** www.abode-group.co.uk