



6 Myrtle Grove

Liverpool, L22 2AG

Offers over £310,000

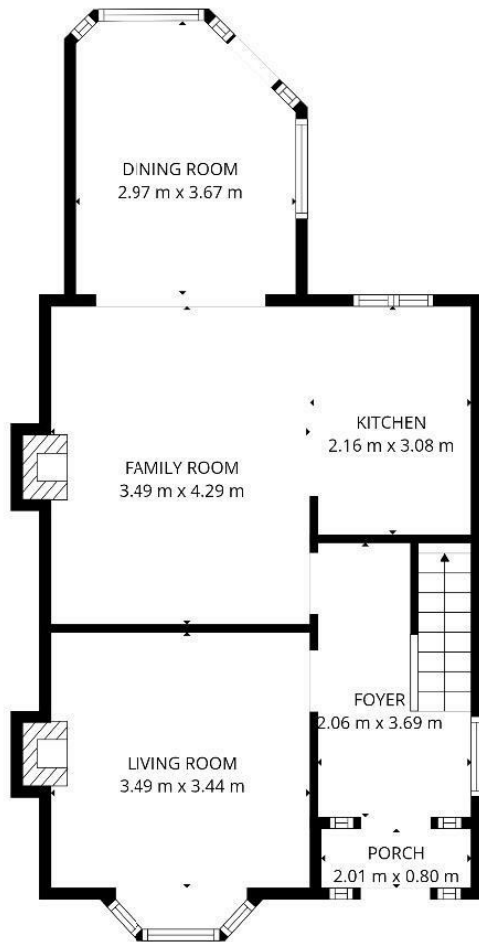
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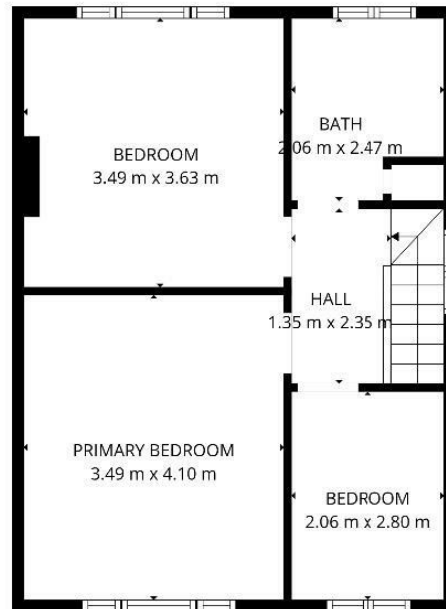
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Ground floor



1st floor

TOTAL: 97 m²

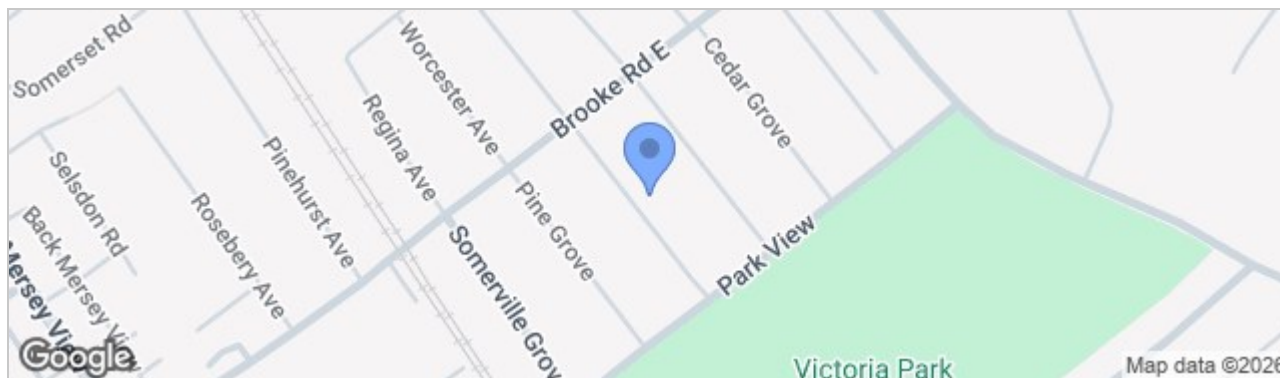
Ground floor: 53 m², 1st floor: 44 m²

EXCLUDED AREAS: PORCH: 2 m², BAY WINDOW: 1 m², FIREPLACE: 0 m², WALLS: 9 m²

FLOOR PLAN CREATED BY CUBICASA APP. MEASUREMENTS DEEMED HIGHLY RELIABLE BUT NOT GUARANTEED.



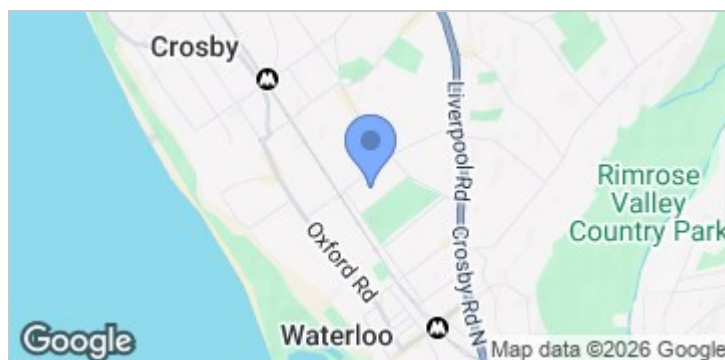
Road Map



Hybrid Map



Terrain Map



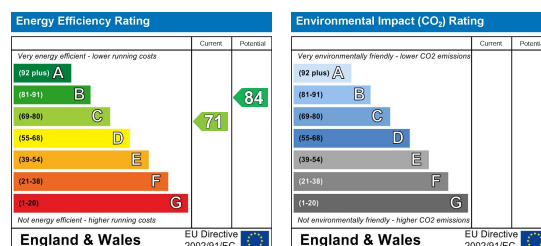
- **EXTENDED THREE BEDROOM SEMI DETACHED HOME WITH ALL NEW WINDOWS AND DOORS (3 YEARS OLD)**
- **A CHARMING, COSY ROOM TO THE FRONT OF THE PROPERTY**
- **CONTEMPORARY OPEN-PLAN DESIGN WITH FULLY INTEGRATED KITCHEN**
- **BEAUTIFULLY EXTENDED DINING SPACE FEATURING DOORS THAT OPEN OUT TO THE SOUTH-WEST-FACING GARDEN.**
- **A MODERN, CONTEMPORARY BATHROOM FEATURING NEWLY FITTED TILES**
- **A BEAUTIFULLY MAINTAINED, PRIVATE GARDEN**
- **BEAUTIFUL NATURAL DÉCOR COMPLEMENTED BY CONSISTENT FLOORING THROUGHOUT.**
- **DRIVEWAY PROVIDING OFF-ROAD PARKING.**
- **IDEALLY SITUATED CLOSE TO AMENITIES, SHOPS, PARKS, SCHOOLS, AND THE BEACH.**

Viewing

Please contact our Crosby Office on 01519093003 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 firm's employment has the authority to make or give any representation or warranty in respect of the property.

Energy Efficiency Graph



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