

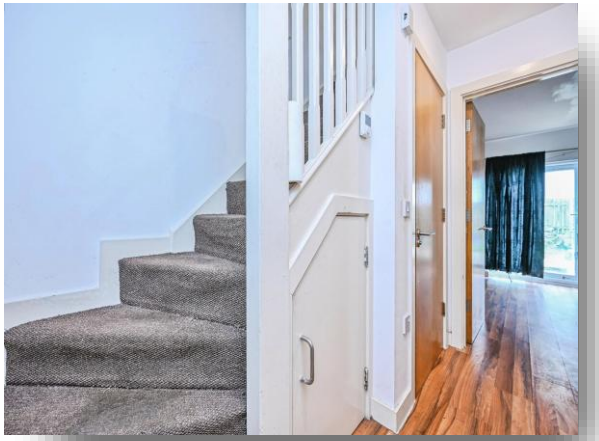
Sycamore Drive,Liverpool L33 8WX

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welcome to

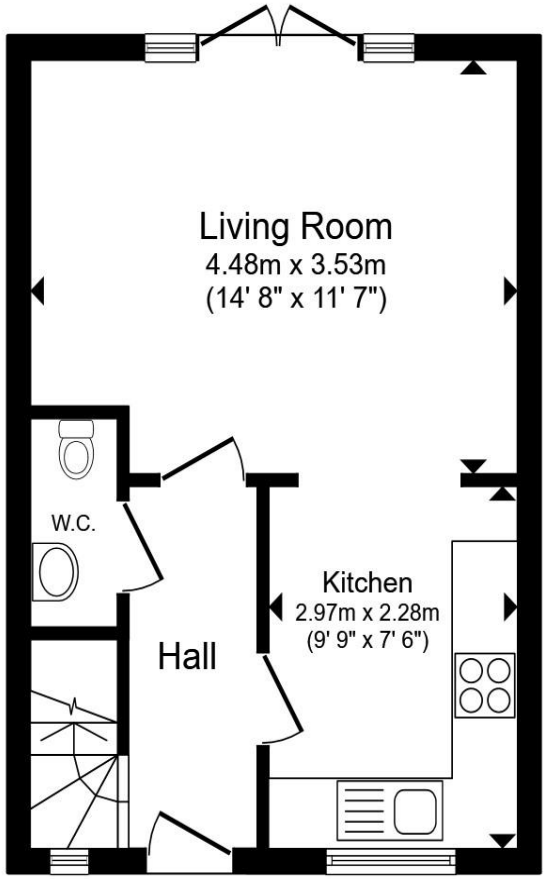
Sycamore Drive, Liverpool

This well-presented two-bedroom terraced townhouse offers a fantastic opportunity for first-time buyers, young professionals, or investors seeking a low-maintenance home in a convenient residential location. The property features a practical layout ideal for contemporary living, with two generous bedrooms and one family bathroom on the upper floor, along with a good-sized reception room and kitchen on the ground floor.
Situated in the established Northwood area of Kirkby, the property enjoys excellent local amenities. Residents have easy access to shops, schools (including nearby primary options), parks, and transport links. Kirkby town centre and its railway station (with direct services to Liverpool city centre) are just a short distance away, while the M57 and M58 motorways provide quick connections for commuters

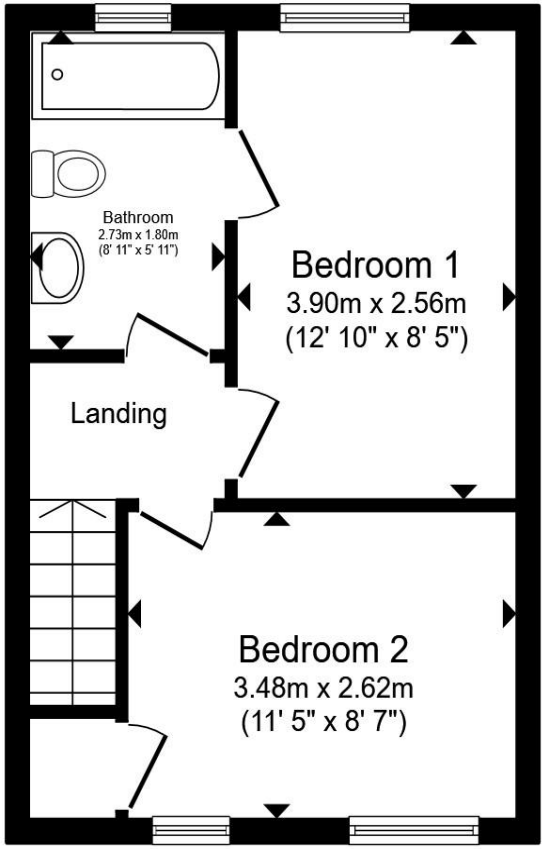








Ground Floor



First Floor

Total floor area 59.9 m² (645 sq.ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.propertybox.io

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Agens Note

"Please note that an AML fee is chargeable once an offer is accepted to cover the cost of carrying out the required identity and anti-money laundering checks. Once these checks have been completed, the fee cannot be refunded, even if the property purchase does not go ahead."

welcome to

Sycamore Drive, Liverpool

- Two double bedrooms
- Modern fitted kitchen
- Lounge
- Family bathroom
- Rear garden/outdoor space suitable for relaxation or storage

Tenure: Leasehold EPC Rating: C
Council Tax Band: B Service Charge: 240.00
Ground Rent: 125.00

This is a Leasehold property. We are awaiting further details about the Term of the lease. For further information please contact the branch. Please note additional fees could be incurred for items such as Leasehold packs.

offers over

£100,000









Please note the marker reflects the postcode not the actual property

view this property online jonesandchapman.co.uk/Property/ALT124561

The Property Ombudsman

Property Ref:
ALT124561 - 0006

1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there is no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures or services and it is in the buyers interest to check the working condition of any appliances. 5. Where an EPC, or a Home Report (Scotland only) is held for this property, it is available for inspection at the branch by appointment. If you require a printed version of a Home Report, you will need to pay a reasonable production charge reflecting printing and other costs. 6. We are not able to offer an opinion either written or verbal on the content of these reports and this must be obtained from your legal representative. 7. Whilst we take care in preparing these reports, a buyer should ensure that his/her legal representative confirms as soon as possible all matters relating to title including the extent and boundaries of the property and other important matters before exchange of contracts.

Jones & Chapman is a trading name of Sequence (UK) Limited which is registered in England and Wales under company number 4268443, Registered Office is Witan Gate House, 500-600 Witan Gate West, Milton Keynes, MK9 1GF. VAT Registration Number is 500 2481 05.

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