



LEASEHOLD

House (EPC Rating: C)

# 429 LIVERPOOL ROAD, SOUTHPORT, PR8 3BW

## £540,000

### FEATURES

- Five spacious bedrooms
- Master with walk-in wardrobe
- Three reception rooms
- Sun-catching rear garden
- Two en-suites included
- Family bathroom and WC
- Built in 2011, immaculate
- Charming summer outhouse



# 5 Bedroom House located in Southport

SALES | CHARLOTTE HOUSE, GROUND FLOOR, 35-37 HOGHTON STREET, SOUTHPORT, MERSEYSIDE, PR9 0NS



SALES | CHARLOTTE HOUSE, GROUND FLOOR, 35-37 HOGHTON STREET, SOUTHPORT, MERSEYSIDE, PR9 0NS

Call us on

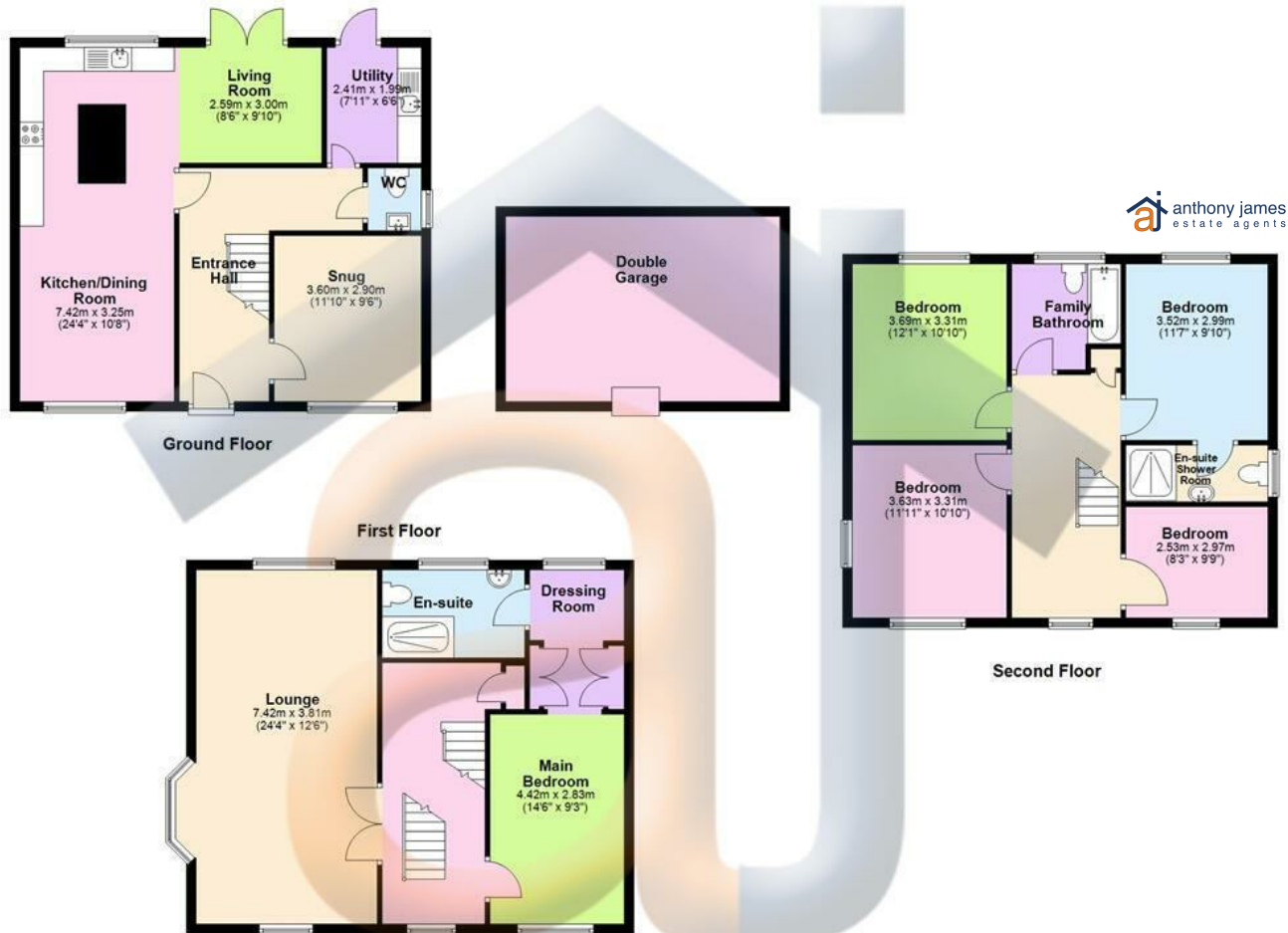
**01704550048**

[sales@ajestateagents.co.uk](mailto:sales@ajestateagents.co.uk)

<https://www.ajestateagents.co.uk/properties/sale>

Council Tax Band

**F**



"Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other item are approximate, and no responsibility is taken for any error, omission, or misstatement. This plan is for illustrative purposes only and should only be used as such by any prospective purchaser."  
Plan produced using PlanUp.

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			
(81-91) B			
(69-80) C		80	83
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	

Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers are advised to recheck the measurements.