



## 3 Edge Lane

Thornton, Liverpool, L23 4TE

**Offers in the region of £200,000**



# 3 Edge Lane

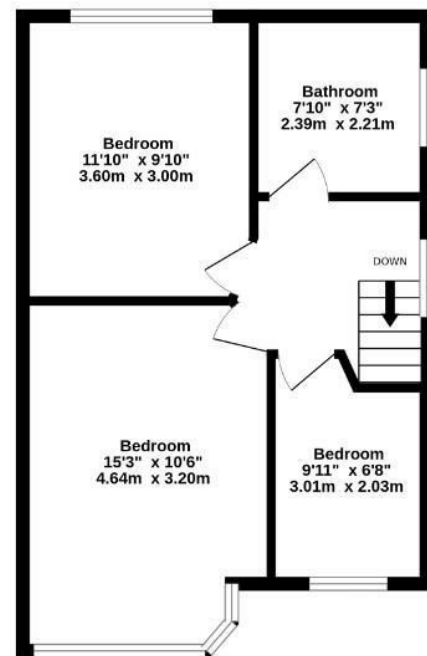
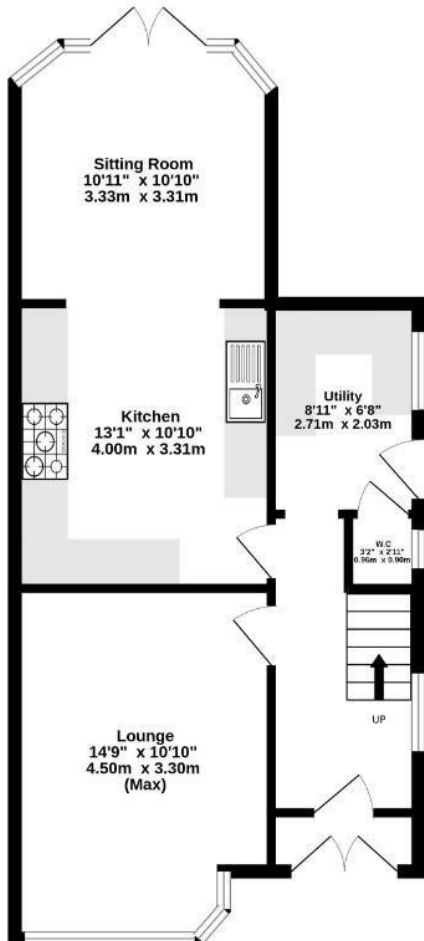
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GROUND FLOOR

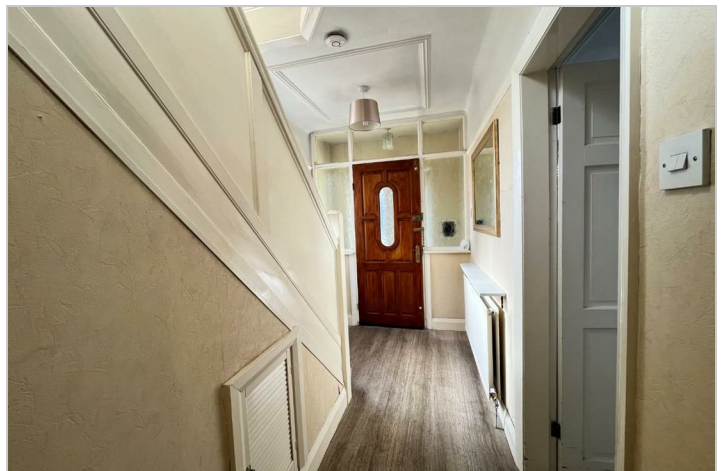
FIRST FLOOR



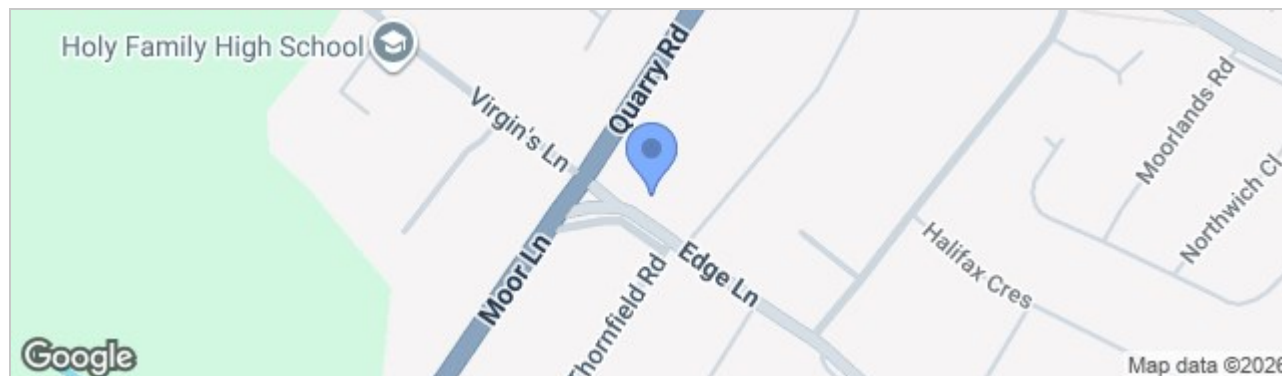
EDGE LANE, LIVERPOOL

TOTAL FLOOR AREA : 981 sq.ft. (91.1 sq.m.) approx.

While every attempt is made to ensure the accuracy of this floorplan, measurements are approximate only and no responsibility is accepted by Metropix 02023 in relation to any error, omission or mis-statement. The plan is for illustrative purposes only and should be used as such by any prospective purchaser. Made with Metropix 02023



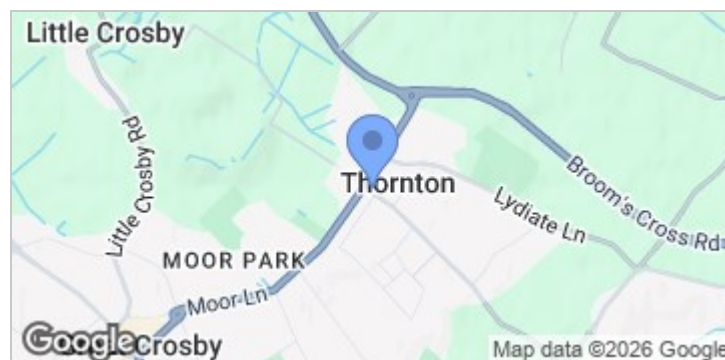
## Road Map



## Hybrid Map



## Terrain Map



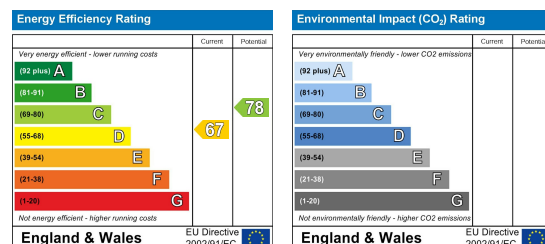
- **THREE BED SEMI DETACHED**
- **LARGE KITCHEN LEADING ONTO CONSERVATORY**
- **OFF ROAD PARKING**
- **WELL MAINTAINED GARDEN**
- **CLOSE TO MOTORWAY LINKS AND SCHOOLS**
- **NO CHAIN**
- **[HTTPS://WWW.RIGHTMOVE.CO.UK/STAMP-DUTY-CALCULATOR](https://www.rightmove.co.uk/stamp-duty-calculator)**

## 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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