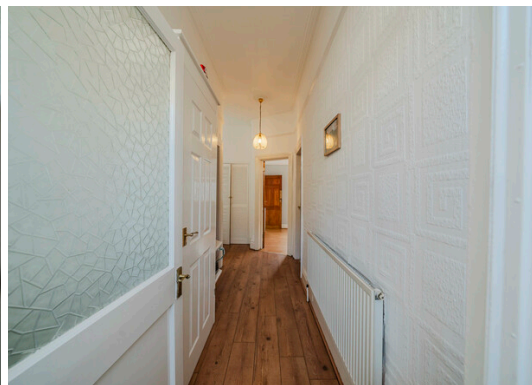
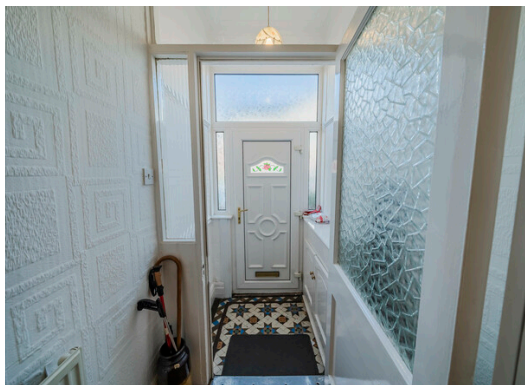




- *Four bedroom double fronted victorian terraced house
- *Three reception rooms
- *Fitted kitchen & Utility room
- *Lounge with log burner, Sitting room and morning room
- *Three double bedrooms & one single en-suite bedroom
- *Brick storage outbuilding





Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92-100) A		
(81-91) B		83
(69-80) C	71	
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England, Scotland & Wales	EU Directive 2002/91/EC	

- *Four bedroom double fronted victorian terraced house
- *Three reception rooms
- *Fitted kitchen & Utility room
- *Lounge with log burner, Sitting room and morning room
- *Three double bedrooms & one single en-suite bedroom
- *Brick storage outbuilding

Title Number - MS637486

Local Authority - Sefton Council

Council tax - Band C

Estimated Annual Council Tax Cost - £2,079

Tenure - Freehold

Conservation Area - No

Flood Risk

Rivers & Seas: No Risk

Surface Water: Medium

Satellite / Fibre TV Availability - BT, Sky, Virgin

Broadband -

Standard - 17 mbps

Superfast 80 mbps

Ultrafast - 1000 mbps

Mobile Coverage - O2, EE, Three, Vodafone

(Data source from Sprift).

'Unusually good at what we do'

Sell with a multi - "National award winning Estate Agent!"

97 | SOUTH ROAD | WATERLOO | L22 0LR

Tel: 0151 920 2404

E-mail: info@logicstates.co.uk





These particulars do not form part of any offer or contract and must not be relied upon as statements or representations of fact. Any areas, measurements or distances are approximate. The text, photographs and plans are for guidance only and are not necessarily comprehensive. It should not be assumed that the property has all the necessary planning, building regulation or other consents and we have not tested services, equipment or facilities. Purchasers must satisfy themselves by inspection or otherwise.