




- *Substantial Four bedroom Victorian Terraced House
- *Immaculately presented accommodation
- *Sought after corner position
- *Drive and detached brick garage
- *Character features and internal decor
- *Rear garden and elevated Decking





Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92-100) A		
(81-91) B		
(69-80) C		76
(55-68) D		
(39-54) E	44	
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England, Scotland & Wales		EU Directive 2002/91/EC 

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- *Rear garden and elevated Decking
- *Feature 2/3 Reception Room
- *Family Kitchen/ Dining/ Breakfast Room with patio doors and internal appliances
- *Pantry
- *Master Bedroom with luxury en-suite shower room
- *Master tiled Bathroom
- *Dordogne Oak Style doors
- *Freehold

Title Number - MS92832

Local Authority - Sefton

Council tax - Band B

Estimated Annual Council Tax Cost - £1,819

Tenure - Freehold

Conservation Area - No

Flood Risk

Rivers & Seas: No Risk

Surface Water: High

Satellite / Fibre TV Availability - BT, Sky, Virgin

(Data source from Sprift)

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