



Langham Avenue, Aigburth, Liverpool, L17 4LA

- Three Bedroom Mid Terrace Family Home
- Available for Sale with No Onward Chain
- Three Generously Sized & Well Proportioned Bedrooms
- Enclosed Yard to the Rear Elevation

- Highly Desirable Location - Close to Sefton Park
- Two Inviting Reception Rooms & Kitchen
- Three Piece Family Bathroom Suite
- Offering an Abundance of Potential!



Offers Over £230,000











Description

Move Residential are pleased to offer for sale this three bedroom mid terrace character property, ideally located on Langham Avenue in Aigburth, L17. Bursting with charm and character, the property offers a profusion of potential and enjoys generous living proportions throughout. In brief, the property comprises; a welcoming entrance hallway, a bright and spacious bay fronted family lounge, a secondary reception room ideal for formal dining and a substantial modern fitted kitchen. As you ascend to the first floor, you will find two generously sized double bedrooms, a good sized single bedroom and a three piece family bathroom suite. Externally, to the rear of the property there is a delightful enclosed courtyard which provides an ideal spot for alfresco dining. The garden also offers a convenient outhouse offering additional storage space.

Location

Aigburth is a genuinely varied area of Liverpool with plenty of local character, popular with students, investors, professionals and families. Property largely consists of traditional terraced housing (of all sizes) but with some large Victorian villas around Sefton Park and apartments (both purpose built and converted) appealing to both the buying and rental market. At the heart of the area is Sefton Park, Grade II listed and covering a massive 235 acres it has something for everyone including the spectacular Victorian Palm House. Further open space can be found nearby at the Green Flag rated Greenbank Park. Connecting Aigburth Road to Sefton Park, Lark Lane attracts students, young professionals and families alike to its bohemian mix of shops, restaurants, bars, regular Farmer's Market and unique atmosphere. Further shopping is also available on Aigburth Road and there is no shortage of sport and leisure facilities, including Greenbank Sports Academy, Sefton Park and Liverpool Cricket Clubs, the Mersey Bowman Lawn Tennis Club and several Yoga and Martial Arts centres. Schools in the area are well regarded, including private schools, The Belvedere Academy and Auckland College and St Margaret's and St Hilda's C of E High Schools. Travel connections include Aigburth and St Michael's train stations, main bus routes along Aigburth Road and easy routes to John Lennon Airport and the M62.

Additional Information

These particulars are thought to be materially correct though their accuracy is not guaranteed and they do not form part of any contract. All measurements are approximate and we have not tested any fitted appliances, electrical or plumbing installation or central heating systems. Floor plans are for illustration purposes only and their accuracy is not guaranteed.