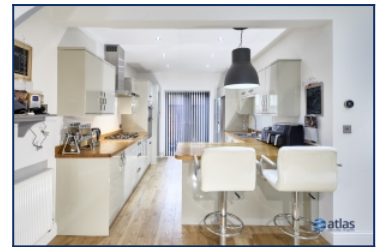


## Milner Road, Aigburth, L17



**For Sale - £280,000 Offers Over**

### Key Features

- 3 Bedroom 1 Bathroom Terraced House
- EPC Rating: C
- Well Presented & Ready to Move Into
- Recently Modernised to an Exceptional Standard
- Open Plan Living Room/Kitchen with Large Window
- Three Spacious Bedrooms
- Large Modern Bathroom with Bath and Shower
- Private Recently Renovated Courtyard
- Close to Local Green Spaces - 10 Minute Walk to Sefton Park
- Amongst Excellent Amenities - 1 Minute Walk to Otterspool Promenade
- Close to Great Transport Links - 4 Minute Drive to Both Moseley Hill and Cressington Station
- Beautifully Presented Family Home in Highly Desirable L17 Location

### Further Details

- Tenure: Freehold
- No. of Floors: 2
- Floor Space: 88 square metres / 948 square feet
- Council Tax Band: B
- Local Authority: Liverpool City Council
- Parking: On Street
- Outside Space: Back Yard
- Heating/Energy: Gas Central Heating, Double Glazing
- Appliances/White Goods: Electric Oven (Double), Gas Hob, Dishwasher

### Description

Welcome to your new home, nestled in the heart of the highly sought-after L17 location, Milner Road, Aigburth. Presented to you by Atlas Estate Agents, this charming terraced house offers a perfect blend of modern elegance and classic comfort.

Step inside to discover a meticulously modernized interior, thoughtfully arranged over two floors. The ground floor welcomes you with an inviting open-plan living room and kitchen area, illuminated by a large window that bathes the space in natural light. This versatile layout is perfect for both relaxing evenings and entertaining guests.

The well-appointed kitchen boasts sleek fixtures and ample storage, making meal preparation a delight. As you ascend the stairs, you'll find three spacious bedrooms, each offering a serene retreat for rest and relaxation. The large modern bathroom beckons with its luxurious features, including a rejuvenating bath and an invigorating shower.

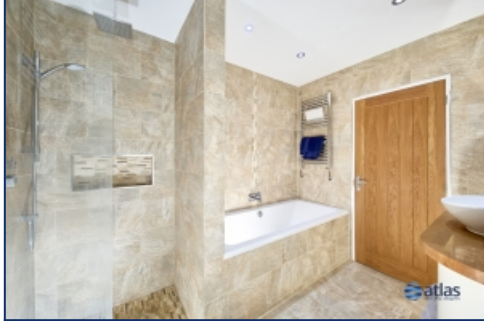
Outside, a private courtyard awaits, recently renovated to provide a tranquil oasis for outdoor enjoyment. Perfect for al fresco dining or simply unwinding after a long day.

This property's location is truly exceptional, offering close proximity to local green spaces such as the renowned Sefton Park, just a leisurely 10-minute stroll away. For those who enjoy seaside strolls, the picturesque Otterspool Promenade is a mere minute's walk, providing stunning views and a refreshing coastal breeze.

Additionally, excellent amenities abound, with shops, cafes, and restaurants just moments away. Commuters will appreciate the convenience of nearby transport links, with both Moseley Hill and Cressington Stations just a short drive away, providing easy access to the wider area.

Don't miss the opportunity to make this beautifully presented family home your own. With its impeccable presentation, prime location, and modern comforts, this property is sure to captivate discerning buyers seeking the perfect blend of style and convenience.

## Additional Images



Bathroom



Year Courtyard



Reception Room



Reception Room



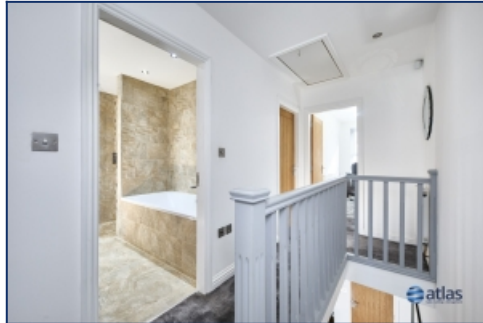
Reception Room



Kitchen



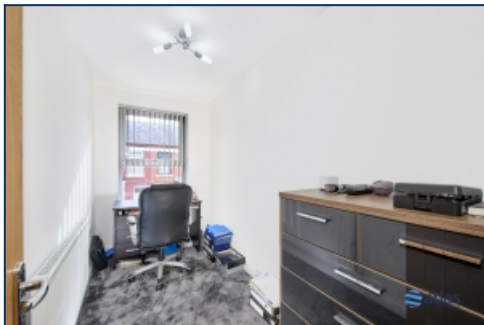
Kitchen



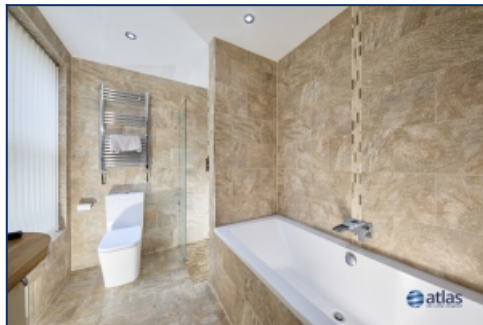
Landing



Bedroom 2



Bedroom 3



Bathroom

## Floor Plans





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All descriptions, dimensions, areas, references to condition and necessary permissions for use and occupation and other details are given in good faith and are believed to be correct, but any intending purchasers/tenants should not rely on them as statements or representations of fact, but must satisfy themselves by inspection or otherwise as to the correctness of each of them.