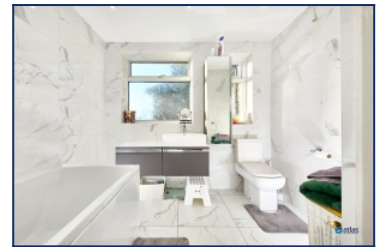


## Dunbabin Road, Wavertree, L15



**For Sale - £500,000 Offers in Excess of**

### Key Features

- 4 Bedroom 2 Bathroom Semi-Detached House
- EPC Rating: C
- Charming, Extended Family Home in Prime L15 Location
- Spacious Lounge with a Large Bay Window, Media Wall, and Fireplace, Blending Character and Modern Style
- Second Reception/dining Room with Patio Doors Opening to the Garden, Perfect for Entertaining
- Extended, Modern Kitchen Featuring Integrated Appliances, Including a Wine Cooler, Velux Windows, and Ample Dining Space
- Convenient Downstairs Utility Room with a W.c for Added Practicality
- Three Double Bedrooms, Including a Master with Bay Window and Fitted Wardrobes, and an Extended Double with En-suite
- Fourth Bedroom, Ideal as a Child's Room or Nursery
- Modern Tiled Family Bathroom with a Bath and Overhead Shower
- Converted Garage Transformed Into a Functional Home Office
- Generous Garden and Private Driveway, Offering Ample Outdoor Space and Off-road Parking

### Further Details

- Tenure: Freehold
- No. of Floors: 2
- Floor Space: 1,557 square feet / 145 square metres
- Council Tax Band: E
- Local Authority: Liverpool City Council
- Parking: Driveway
- Outside Space: Front Garden, Back Garden
- Heating/Energy: Gas Central Heating, Double Glazing
- Appliances/White Goods: Electric Oven (Double), Electric Hob (Ceramic), Dishwasher, Wine Cooler

### Description

Charming, Extended Family Home in Prime L15 Location

Atlas Estate Agents proudly present this stunning semi-detached residence on the sought-after Dunbabin Road, Wavertree, L15. A perfect blend of characterful charm and contemporary design, this four-bedroom property offers spacious accommodation across two floors, with no onward chain to delay your move.

Stepping inside, you'll be greeted by a bright and welcoming lounge, where a large bay window floods the space with natural light. A media wall and fireplace add a modern touch, creating a cosy yet stylish setting for family relaxation. The second reception room, ideal for dining or entertaining, boasts patio doors that open directly onto the generous garden, inviting the outdoors in.

The heart of the home is undoubtedly the extended, modern kitchen, a haven for home cooks and entertainers alike. Featuring sleek integrated appliances, including a wine cooler, and illuminated by Velux windows, the space also accommodates a large dining area for lively family meals. The addition of a utility room with a convenient downstairs W.C. ensures practicality is not overlooked.

Upstairs, the accommodation is equally impressive. The master bedroom is a serene retreat, complete with a bay window and fitted wardrobes. Two further double bedrooms, one extended to include a stylish en-suite, provide ample space for a growing family. A fourth bedroom, cosy and versatile, is perfect as a child's room or nursery. The modern family bathroom, with contemporary tiling and a bath with an overhead shower, offers a luxurious spot to unwind.

For those working from home, the converted garage has been transformed into a functional office, blending seamlessly into the property's thoughtful layout. Outside, the generous garden is a haven for outdoor enjoyment, while the private driveway provides off-road parking for added convenience.

This charming family home in the heart of Wavertree offers everything a modern household desires, with space, style, and practicality in abundance. Arrange your viewing today to experience its unique appeal firsthand.

## Additional Images



Bedroom



Garden



Hallway



Office



Dining / Reception Room



Utility And W.c



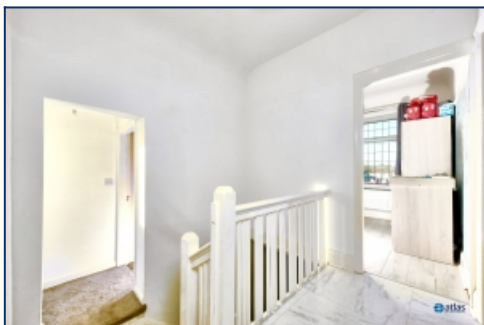
Kitchen



Kitchen



Kitchen



Landing



Bedroom



Bedroom

