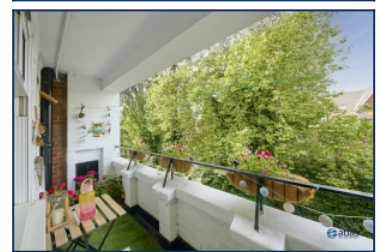
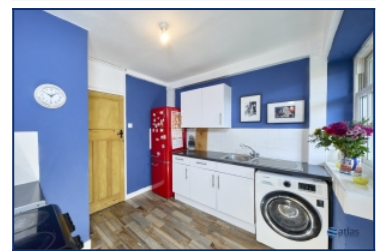


Linnet Lane, Aigburth, L17



For Sale - £250,000 Offers Over

Key Features

- 3 Bedroom 1 Bathroom Apartment
- EPC Rating: D
- Recently Refurbished, Fully Tiled Bathroom
- Stunning, Characterful Interior Design
- Gorgeous Tiled Hallway
- Modern Refurbishments Such as USB Sockets
- Kitchen Complete with Balcony Overlooking Grounds
- Beautiful, Traditional Wooden Doors Throughout
- Bright and Spacious Master Bedroom with Two Large Windows
- Third Bedroom Perfect for a Home Office or a Child's Room
- Overhead Lighting in Bedrooms and Floor Lighting in Hallway
- 3 Minute Walk to Amenities of Aigburth, Lark Lane and Sefton Park

Further Details

- Tenure: Leasehold
- Floor: 2 (no lift)
- No. of Floors: 1
- Floor Space: 72 square metres / 776 square feet
- Council Tax Band: A
- Local Authority: Liverpool City Council
- Service Charge: £58 per calendar month
- Parking: On Street
- Outside Space: Communal Gardens
- Heating/Energy: Gas Central Heating, Double Glazing
- Appliances/White Goods: Gas Cooker

Leasehold Details

- Tenure: Leasehold
- Lease Start Date: 28/01/2022 (approx)
- Original Lease Term: 125 year(s)
- Lease Expiry Date: 27/01/2147 (approx)
- Lease Term Remaining: 122 year(s) (approx)
- Service Charge: £58 per calendar month
- Ground Rent: Peppercorn
- Leasehold Information: Service charge includes building insurance, maintenance and ground rent, cleaning and garden maintenance.

Description

Nestled on the second floor, this splendid apartment offers accommodation all arranged over one floor. As you step into the property, you are greeted by a gorgeous tiled hallway that sets the tone for the characterful interior design that flows throughout the home. The recently refurbished, fully tiled bathroom is a testament to the meticulous attention to detail that has been lavished on this property.

The kitchen, complete with modern amenities and a charming balcony overlooking the communal grounds, is perfect for culinary enthusiasts and those who enjoy al fresco dining. The reception room provides a cosy yet elegant space for relaxation and entertaining.

The master bedroom is a true highlight, boasting two large windows that flood the room with natural light, creating a bright and airy atmosphere. Traditional wooden doors add a touch of timeless elegance, while modern refurbishments such as USB sockets cater to contemporary needs.

The second bedroom offers ample space for guests or additional family members, while the third bedroom is ideally suited as a home office or a child's room, showcasing the versatility of this beautiful apartment. Overhead lighting in the bedrooms and floor lighting in the hallway add to the overall sophisticated ambiance.

Conveniently located, the apartment is just a three-minute walk from the vibrant amenities of Aigburth, Lark Lane, and the picturesque Sefton Park, making it an ideal location for those seeking a blend of city living with the tranquillity of green spaces.

This stunning apartment on Linnet Lane, brought to the market by Atlas Estate Agents, is a unique opportunity to own a piece of Aigburth's charm with all the comforts of modern living. Don't miss the chance to make this exceptional property your new home.

Additional Images



Bathroom



Bedroom 2



Entrance Hallway



Lounge/Dining Room



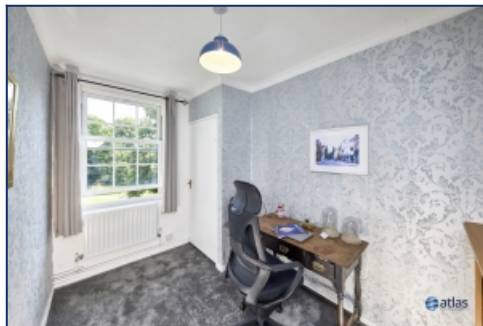
Kitchen



Bedroom 1



Bedroom 2



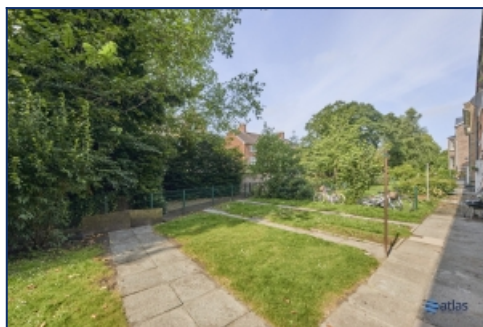
Bedroom 3



Front Elevation

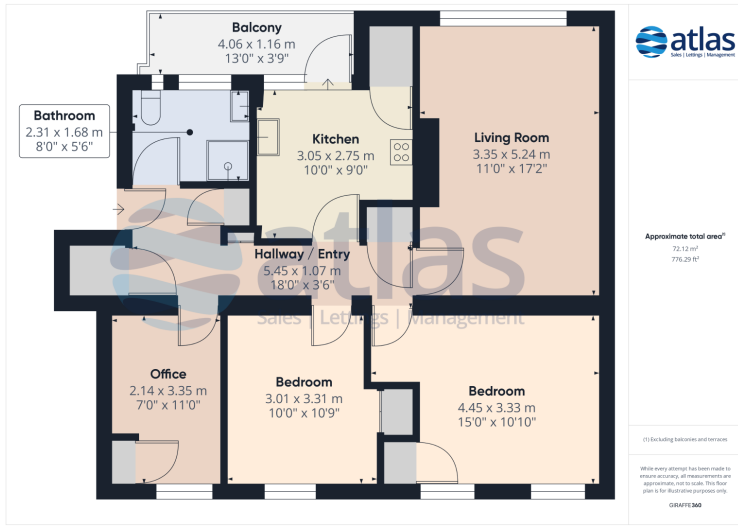


Grounds



Grounds

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.