

Langford Road, Cressington, L19



For Sale - £425,000 Offers Over

Key Features

- 4 Bedroom 2 Bathroom Semi-Detached House
- EPC Rating: C
- Fully Refurbished Semi-Detached Home with New Electrics, Ethernet Cat 5e (CCTV) Cabling in All Rooms, an EV Car Charger, and a Modern Plumbing and Heating System
- Bright and Airy Lounge Featuring a Stunning Bay Window
- Stylish, Contemporary Open-plan Kitchen and Dining Area, Featuring a Brand-new Fitted Design, Modern Appliances, and Bi-fold Doors Opening Onto the Garden.
- Convenient Downstairs W.C. and a Separate Utility Room with a Sink, Perfect for Everyday Use
- Private Side Entrance with Access to an Enclosed Utility Room, Featuring Plumbing and Electrical Sockets for a Washer and Dryer
- Three Generously Sized Double Bedrooms, Including a Converted Loft Room with a Luxurious New En-Suite and Walk-In Shower
- Elegant Brand-New Family Bathroom with a Bath and Overhead Shower
- Plush Carpets Throughout, Complemented by New Herringbone Flooring on the Ground Floor
- Low-Maintenance Garden with a Paved Patio Area, Perfect for Outdoor Dining and Entertaining
- Excellent Transport Links, with a 4-minute Walk to Aigburth Road's Major Bus Routes and a 3-minute Walk to Aigburth Train Station

Further Details

- Tenure: Freehold
- No. of Floors: 3
- Floor Space: 1,330 square feet / 124 square metres
- Council Tax Band: C
- Local Authority: Liverpool City Council
- Parking: Off Street, Driveway
- Outside Space: Back Garden
- Heating/Energy: Gas Central Heating, Double Glazing
- Appliances/White Goods: Electric Oven, Electric Hob (Induction), Instant Hot Water Tap

Description

Atlas Estate Agents proudly presents this exceptional, fully refurbished four-bedroom semi-detached home on Langford Road, Cressington, L19.

Immaculately presented and offered with no onward chain, this stunning property combines modern convenience with stylish design, offering a move-in-ready home perfect for contemporary living. Arranged over three spacious floors, every detail has been thoughtfully considered to meet the needs of a

modern family.

The property benefits from a new black driveway, due for completion in the next 2-4 weeks, offering convenient off-street parking. The house has been wired for an electric vehicle (EV) charger, ensuring future-ready practicality. Inside, all electrics have been updated, with Ethernet Cat 5e (CCTV) cabling in all rooms, alongside new satellite and aerial cables, complete with a booster box. A brand-new gas certificate and electric certificate are in place, reflecting the comprehensive refurbishment, which includes a new plumbing and central heating system with all old lead pipes removed.

Downstairs, stunning new herringbone flooring flows throughout, complementing the bright and airy spaces. The heart of the home is the open-plan kitchen and dining area, featuring a stylish, brand-new kitchen equipped with modern appliances and bi-fold doors that lead to the garden. Both the kitchen and utility room offer the luxury of two sinks, including a convenient hot water tap.

A separate entrance at the side of the property provides direct access to an enclosed second utility room, which houses the plumbing and sockets for a washer and dryer - a thoughtful addition for busy households. The house features elegant new oak doors throughout, adding a touch of warmth and sophistication to every room.

The first and second floors accommodate three spacious double bedrooms, including a luxurious converted loft room with a walk-in shower in its private ensuite. A versatile fourth bedroom is ideal for use as a home office or nursery. The family bathroom has been finished to an impeccable standard, with a modern bath and overhead shower. Plush new carpets throughout the upper floors add comfort and style.

Outside, the low-maintenance garden offers a paved patio area perfect for entertaining. This meticulously refurbished property is ready to welcome its new owners, combining timeless elegance with every modern convenience.

Situated just a 4-minute walk from Aigburth Road's major bus routes and a 3-minute stroll to Aigburth train station, the location offers excellent transport links.

Please explore the 360-degree virtual tour for a closer look, and contact Atlas Estate Agents today to arrange a viewing - your dream home awaits!

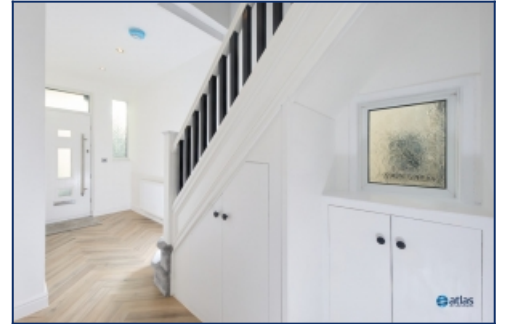
Additional Images



Bathroom



Garden



Hallway



Lounge



Kitchen



Kitchen / Diner



Kitchen / Diner



Utility



W.c



Landing



Bedroom



Bedroom



Bedroom



En-suite



Garden

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.