finding houses, delivering homes



17 Cambridge Road

Formby, L37 2EL

4 3 2

£450,000

Scan for a free valuation on your home





17 Cambridge Road

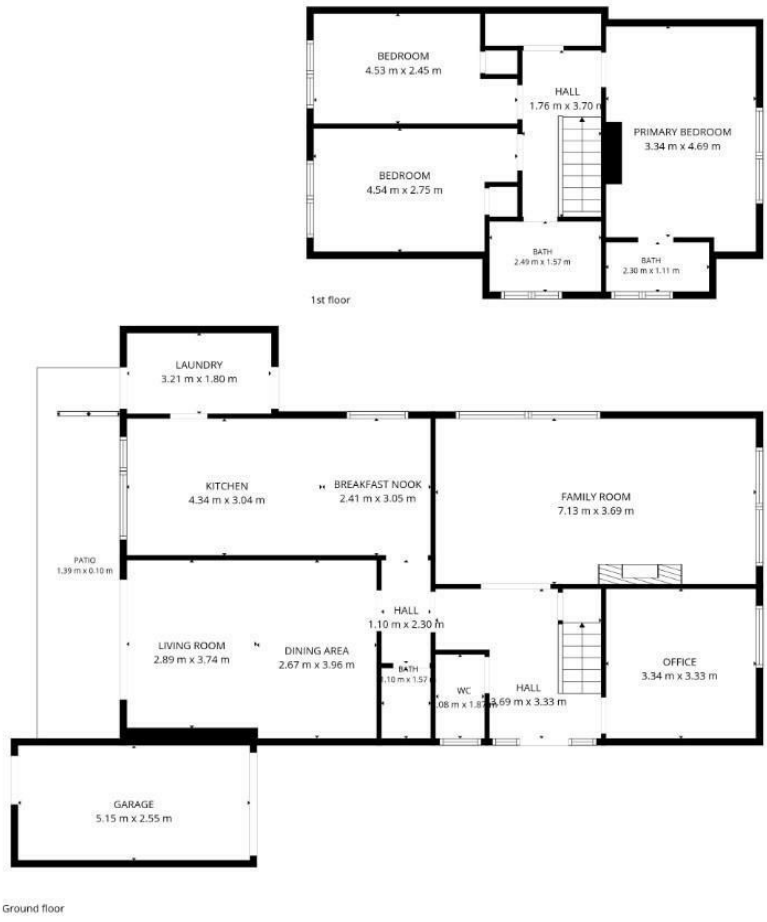
Formby, L37 2EL

£450,000









TOTAL: 157 m2

Ground floor: 106 m2, 1st floor: 51 m2

EXCLUDED AREAS: GARAGE: 13 m2, PATIO: 15 m2, LOW CEILING: 5 m2, WALLS: 14 m2

FLOOR PLAN CREATED BY CUBICASA APP. MEASUREMENTS DEEMED HIGHLY RELIABLE BUT NOT GUARANTEED.

Tel: 01704827402



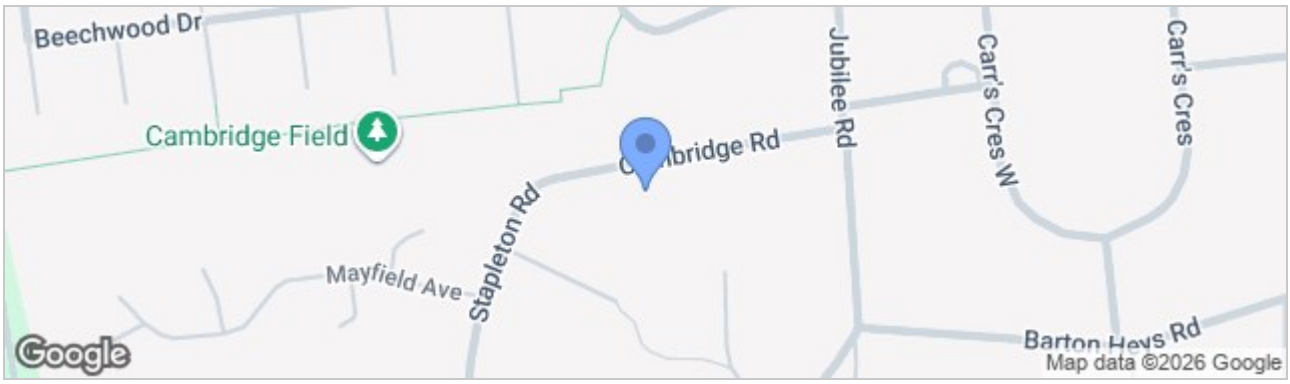








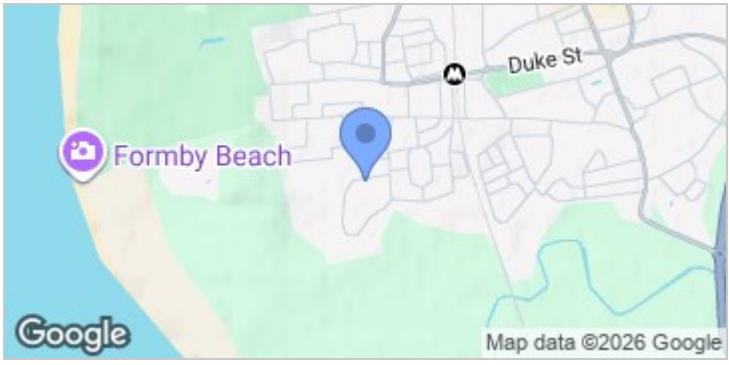
Road Map



Hybrid Map



Terrain Map



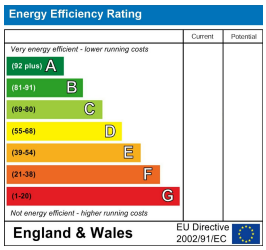
- **SUPERBLY LOCATED ON HIGHLY SOUGHT-AFTER CAMBRIDGE ROAD, FORMBY**
- **BEAUTIFULLY PROPORTIONED THREE/FOUR BEDROOM EXTENDED DETACHED CHALET-STYLE HOME**
- **FLEXIBLE AND VERSATILE ACCOMMODATION IDEAL FOR FAMILIES, UPSIZERS OR DOWNSIZERS**
- **GROUND FLOOR FOURTH BEDROOM/STUDY WITH NEWLY FITTED SHOWER ROOM & WC**
- **GENEROUS SOUTH-FACING REAR GARDENS, GARAGE & DRIVEWAY**
- **NO VENDOR CHAIN – EXCELLENT POTENTIAL TO CREATE A WONDERFUL FOREVER HOME**
- **TENUE FREEHOLD - COUNCIL TAX BAND F**

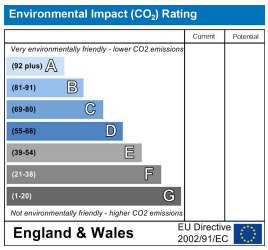
Viewing

Please contact our Formby Office
on 01704827402 if you wish to arrange a viewing appointment for this property or require further information.

These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firms employment has the authority to make or give any representation or warranty in respect of the property.

Energy Efficiency Graph





82 Coronation Road, Crosby, Liverpool L23 5RH

Tel: 0151 909 3003
Email: crosby@abode.group.co.uk
Web: www.abode-group.co.uk

6 Allerton Road, Mossley Hill, Liverpool, L18 1LN

Tel: 0151 601 3003
Email: allerton@abode-group.co.uk
Web: www.abode-group.co.uk

2 Chapel Lane, Formby, Liverpool, L37 4DU

Tel: 01704 827 402
Email: formby@abode-group.co.uk
Web: www.abode-group.co.uk

Abode Group (NW) company registration number 108862013