



69 Lonsdale Road

Formby, Liverpool, L37 3HE

£295,000



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Entrance Hall

UPVC Double Glazed window to front and side aspect. Tiled flooring. Door to front aspect. Under stairs storage. Opening to:

Front Lounge

12'0" x 11'2" (3.66 x 3.41)

UPVC Double Glazed window to front aspect. Radiator. Gas fireplace. TV Point.

Open Plan Kitchen/Dining Room

18'0" x 11'3" (5.50 x 3.45)

UPVC Double Glazed window and French doors to rear aspect. Door to side aspect. Tiled flooring. Radiator. A range of high spec wall and base units including integrated fridge/freezer. Dishwasher. Washing machine. Fridge/freezer. Sink and drainer unit. Integrated electric oven and induction hob. Extractor fan.

Landing

UPVC Double Glazed window to side aspect. Opening to:

Shower Room

UPVC Double Glazed windows to side and rear aspect. Low level WC. Wash hand basin. Walk in shower unit. Towel rail.

Bedroom One

11'1" x 11'11" (3.39 x 3.64)

UPVC Double Glazed window to rear aspect. Radiator. TV Point.

Bedroom Two

11'5" x 10'4" (3.48 x 3.16)

UPVC Double Glazed window to rear aspect. Radiator. TV Point.

Bedroom Three

6'7" x 6'5" (2.01 x 1.96)

UPVC Double Glazed window to front aspect. Radiator.

Rear Garden

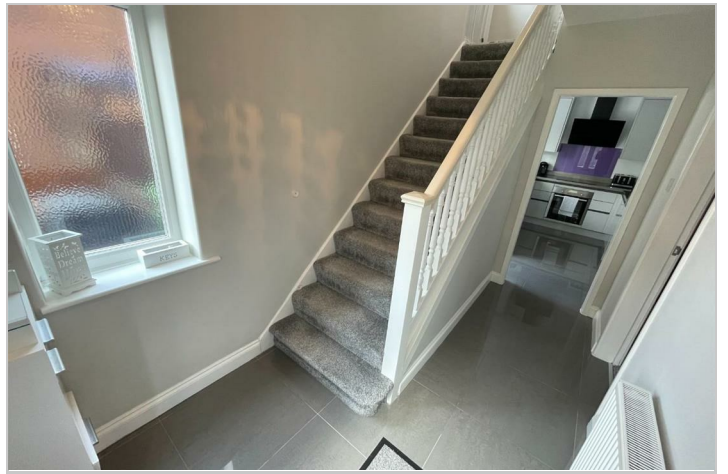
Laid to lawn with mature borders. South facing and not overlooked. Printed concrete patio area leading to side path and garage. Outside tap.

Garage

Electricity supply.

Front Garden

Laid to lawn with mature borders. Printed concrete driveway for off road parking.



Road Map



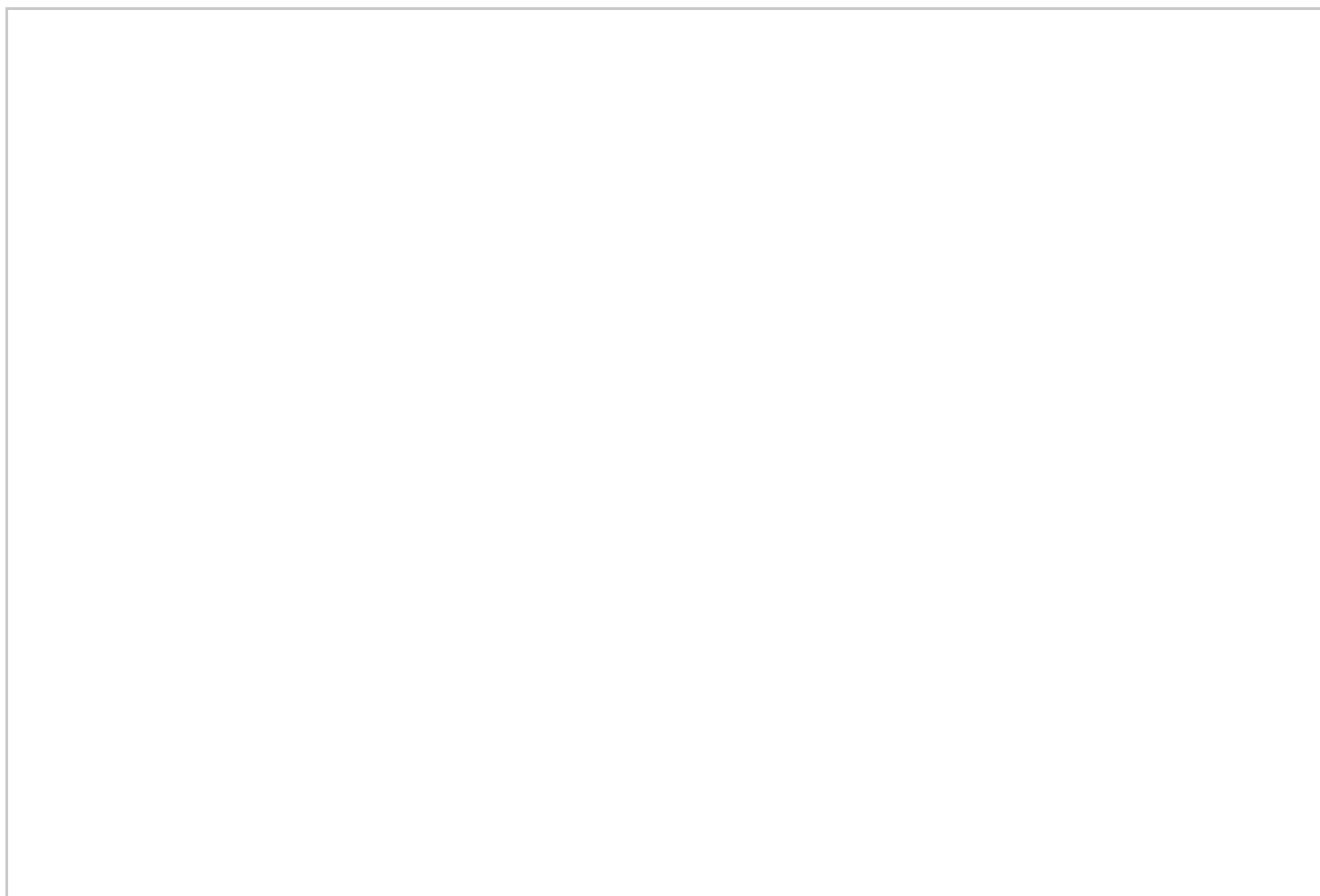
Hybrid Map



Terrain Map



Floor Plan

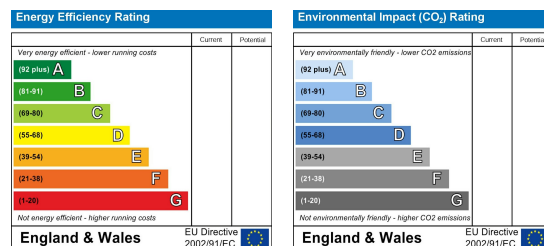


Viewing

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

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Energy Efficiency Graph



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