



Cranwell Close, Liverpool, Aintree Village, L10
£215,000

Grosvenor Waterford are delighted to offer for sale this completely renovated and extended two bedroom semi detached dormer bungalow, situated in sought after Aintree Village. The beautiful and modern accommodation briefly comprises; entrance hall, lounge, grey high gloss fitted dining kitchen with integrated appliances, two bedrooms and bathroom, with ladder access to a loft room with dormer to the rear. Outside there is private rear garden and walled front with ample off road parking. The property has been fully re-wired and also benefits from new uPVC double glazing, replastered internal walls with k-rend externally, new floorings nd doors and gas central heating. Offered with no ongoing chain an early viewing is recommended.

Entrance Hall

uPVC door, new laminate flooring, radiator, ladder access to loft room

Lounge

15'10" x 12'4" (4.85m x 3.76m)

uPVC double glazed french doors with side panels to rear garden, new laminate flooring, radiator

Extended Dining Kitchen

11'8" x 10'7" (3.58m x 3.23m)

modern grey high gloss fitted kitchen with complementary white worktops, integrated appliances, new laminate flooring, tiled splashbacks, inset ceiling spotlights, uPVC double glazed window to side aspect, uPVC double glazed french doors with side panels to rear garden

Bedroom 1

13'6" x 11'10" (4.14m x 3.61m)

uPVC double glazed bay window to front aspect, radiator, new carpet

Bedroom 2

10'0" x 9'4" (3.07m x 2.87m)

uPVC double glazed window to front aspect, radiator, new carpet

Bathroom

8'11" x 6'6" (2.73m x 1.99m)

modern white suite comprising; panelled bath with mains shower over, low level w.c. and separate wash hand basin in white gloss vanity cabinets, chrome heated towel rail, tiled floor and walls, inset ceiling spotlights, uPVC double glazed frosted window to side aspect

Loft Room

uPVC double glazed dormer window to rear aspect

Outside

Rear Garden

good sized rear garden with patio areas and lawn, concrete hardstand (suitable base for a garage, shed or summer-house), gated access to front

Front Garden

walled front with ample off road parking

Agents Note

All property descriptions comply with Consumer Protection from Unfair Trading Regulations (2008) and Business Protection from Misleading Marketing Regulation (2008). All room measurements are approximate and given for guidance purposes only. All services and appliances have not been tested.





