# **Berkeley**Shaw

35 Liverpool Road Great Crosby Liverpool L23 5SD 0151 924 6000 www. berkeleyshaw.com



# 46 Dowhills Road, Liverpool, Merseyside L23 8SW

Offers In Excess Of £180,000

BERKELEY SHAW are delighted to bring to the market this TWO BEDROOM first floor apartment situated within this popular development. The apartment offers spacious accommodation with a good sized lounge, kitchen/breakfast room, two bedrooms and bathroom. Externally there is an allocated parking space. An early viewing is recommended to avoid disappointment.



# **Entrance Hallway**

Door to the communal hallway. There are stairs and a lift to the upper floors. Door into the apartment.

#### Lounge

#### 16'7" x 13'0" (5.06 x 3.97)

A light and airy room with double glazed bay window to front. Feature gas feature with surround. Radiator.

#### **Kitchen**

### 12'9" x 9'4" (3.89 x 2.87)

Fitted with a range of white base and wall units with complimenting work surfaces over incorporating sink unit. Built in oven, hob and extractor and fridge freezer. Double glazed window to side. Radiator.

#### **Bedroom One**

12'8" x 12'1" (3.88 x 3.70)

Double glazed window to rear. Door to ensuite. Radiator.

#### **Ensuite Shower Room**

Fitted with a suite comprising shower cubicle, hand wash basin and WC

# Bedroom Two

14'11" x 8'3" (4.55 x 2.52) Double glazed window to rear. Radiator.

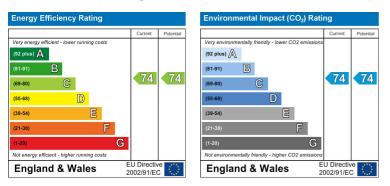
#### Bathroom

#### 9'0" x 5'10" (2.76 x 1.79)

Fitted with a suite comprising paneled bath with shower over, hand wash basin and WC. Double glazed obscured window. Radiator.

#### Parking

One allocated parking space to rear.





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