



14 Willow Way, Liverpool, Merseyside L23 2TP

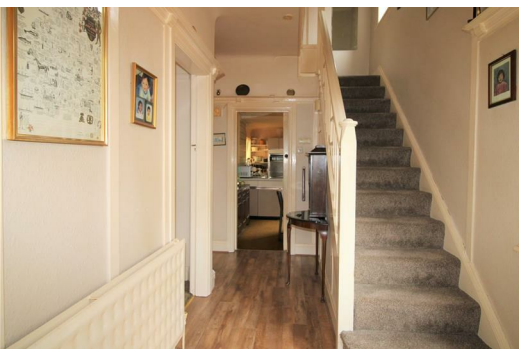
Offers In Excess Of £285,000

What about living in the HEART of CROSBY? A THREE bedroom property (with scope to extend and gain a FOURTH bedroom!) which requires a refurbishment to your choice.

This sought after cul-de-sac just a short walk to the local amenities of bars, restaurants, health care facilities, and of course the very popular schools.

The property comprises a driveway to a garage, porch, entrance hall, two reception rooms, kitchen diner, utility room to the ground floor. To the first floor there are 3 bedrooms and bathroom.

The front and back gardens are laid to lawn.



Porch

6'6" x 2'3" (2 x 0.7)

Cupboards housing gas and electric meters

Hallway

13'1" x 6'2" (4 x 1.9)

Radiator, timber window, storage under stairs, laminate floor

Front Reception Room

15'1" x 12'5" (4.6 x 3.8)

UPVC Double Glazed Window (Bay), Radiator,

Rear Reception Room

16'8" x 7'10" (5.1 x 2.4)

UPVC Double Glazed door to rear, Radiator

Kitchen

16'8" x 7'10" (5.1 x 2.4)

Assortment of Wall and Base Units with electric oven, gas hob, stainless steel sink with mixer tap, partly tiled, radiator, UPVC Double Glazed Windows x 3.

Shower/Utility Room

8'6" x 5'6" (2.6 x 1.7)

Shower cubicle, wash basin, low level WC, partly tiled, 2 x windows, door to outside

Bedroom 1

15'1" x 11'9" (4.6 x 3.6)

UPVC Double Glazed Window, Radiator, Built in Wardrobe

Bedroom 2

16'4" x 10'2" (5 x 3.1)

UPVC Double Glazed Window, Radiator, Wardrobe

Bedroom 3

9'6" x 7'2" (2.9 x 2.2)

UPVC Double Glazed Window, Radiator,

Bathroom

8'10" x 7'2" (2.7 x 2.2)

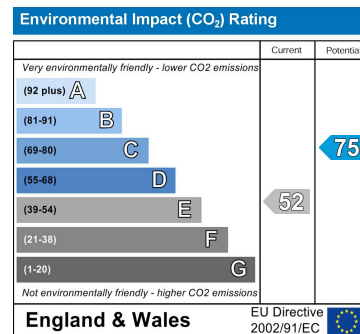
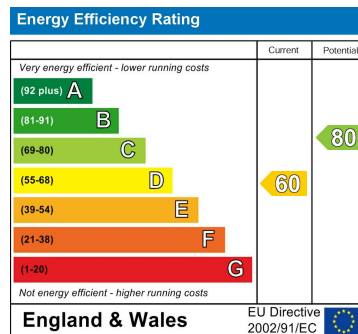
Partly tiled, 2 timber windows, low level WC, Bath, Pedestal Wash basin,

Garage

Outside Space

To the front there is a driveway, lawned area, shrubs and access to garage through side.

To the rear there are mature gardens, are laid to lawn in part,



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