



## 18 Whitefield Close, Liverpool, L38 9GF

**£250,000**

**\*\*NO CHAIN\*\*** Are you a **FIRST TIME BUYER** looking to get a step onto the property ladder? This 3 bedroom semi-detached home is ideal for those wanting to move straight into a new home in a quiet and safe location only moments from Hightown's sandy BEACH and children's PARK.

Built in 1989 this property is modern throughout with a large lounge/dining room, well-equipped kitchen, 3 bedrooms (2 doubles, 1 single) and a family bathroom with full-size bath. Outside to the front is driveway PARKING. To the rear is a grass lawn GARDEN bordered with shrubs. to the side is another paved area which offers potential to EXTEND in the future as your family grows.

Hightown is a popular coastal village with a friendly community and only 20 minutes direct train to Liverpool City Centre. Within the village are all the essentials including a PUB, coffee shop and convenience store. For those wanting outdoor activities there is Blundellsands Sailing Club and Hightown Cricket Club hosting children's football and rugby games.





Hall  
3'9" (1.15)

Lounge/Dining Room  
25'8" x 7'1" (7.83 x 2.18)

Kitchen  
9'7" x 7'8" (2.93 x 2.34)

Bedroom 1  
13'8" x 8'9" (4.17 x 2.68)  
DOUBLE

Bedroom 2  
11'2" x 9'0" (3.42 x 2.75)  
DOUBLE

Bedroom 3  
7'10" x 5'10" (2.40 x 1.78)  
SINGLE

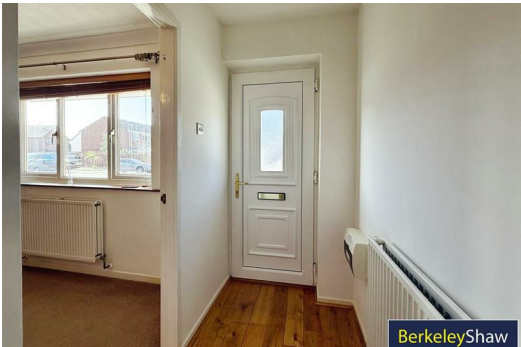
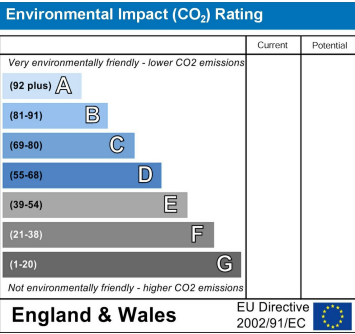
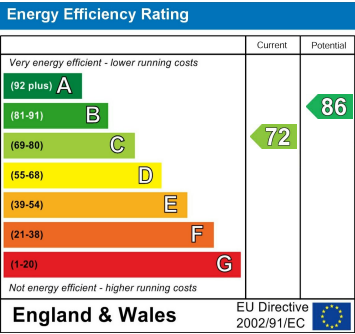
Bathroom  
6'2" x 5'10" (1.90 x 1.78)



TOTAL FLOOR AREA: 677 sq.ft. (62.9 sq.m.) approx.

While every attempt has been made to ensure the accuracy of the floorplan contained herein, measurements of floors, windows, rooms and any other items are approximate and no responsibility is taken for any errors, omissions or misstatements. This plan is for illustrative purposes only and should not be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee can be made regarding its efficiency or its price.

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