



## 66 The Northern Road, Liverpool, L23 2RQ

### Offers Over £250,000

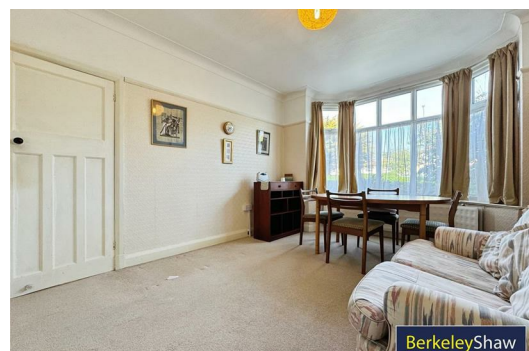
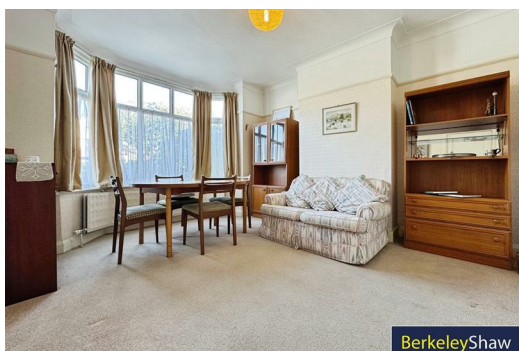
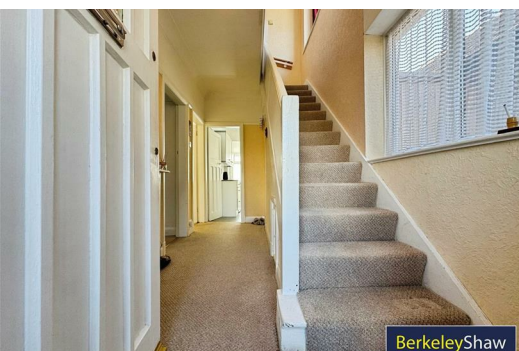
Charming Three-Bedroom Semi-Detached Home on The Northern Road, Crosby

Welcome to this delightful three-bedroom semi-detached home, ideally located on The Northern Road in the heart of Crosby, Liverpool. Offering spacious and versatile living, this property is perfect for families, professionals, or those looking to put their own stamp on a well-maintained home in a prime location.

The ground floor boasts two generously sized reception rooms, providing ample space for both entertaining and everyday family life. Completing the ground floor layout is a fitted kitchen overlooking the mature rear garden. Upstairs, you'll find three well-proportioned bedrooms, offering comfort and flexibility for growing families with a modern shower room.

Externally, the property boasts a mature front garden with block paved driveway providing off street parking and providing access to a detached garage. To the rear of the property is a mature garden with two storage rooms.

Just a short stroll from Crosby Village, you'll enjoy easy access to a fantastic selection of local amenities, shops, and restaurants, as well as excellent local schools, making this an ideal choice for families.





## Porch

Timber frame French style doors to hallway.

## Hallway

Feature lead lined single glazed windows & door, double glazed window, radiator and stairs to first floor.

## Dining room

Double glazed windows to bay, radiator and picture rail.

## Living room

Double glazed windows to bay, radiator and gas fire.

## Kitchen

Double glazed windows, timber door to side elevation, stainless steel sink with drainer, radiator, storage couple and range of wall & base units.

## Landing

Double glazed window and loft access.

## Bedroom 1

Double glazed windows to bay, radiator and picture rail.

## Bedroom 2

Double glazed window and radiator.

## Bedroom 3

Double glazed window and radiator.

## Shower room

Part tiled walls, double glazed window, radiator, walk in shower with glass sliding screen, storage cupboard housing water cylinder and vanity unit with WC & basin.

## Externally

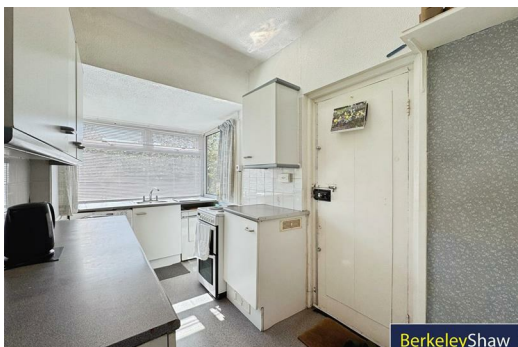
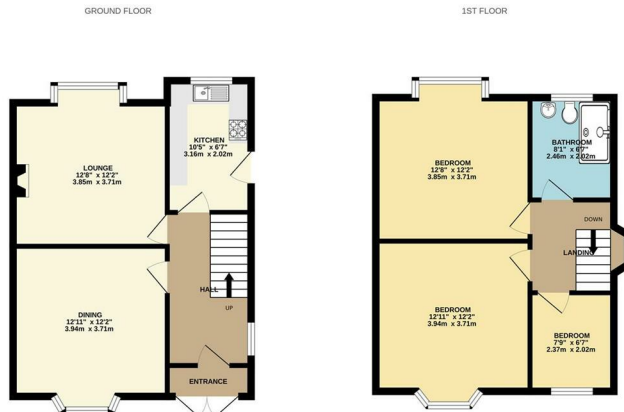
Walled & gated front garden with block paved driveway leading to a detached garage.

Detached garage- country style doors, single glazed window, electricity and rear door to garden.

Mature rear garden with 2 x storage rooms, mature borders & lawned area.

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	

Environmental Impact (CO <sub>2</sub> ) Rating		
	Current	Potential
Very environmentally friendly - lower CO <sub>2</sub> emissions		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
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