BerkeleyShaw
REAL ESTATE

The Ternary, Old Haymarket, Liverpool, L1 6ER
www.berkeleyshaw.com



32 Spinney Crescent, Liverpool, Merseyside L23 8TZ

Asking Price £750,000

This exceptional 4 DOUBLE bedroom FREEHOLD, DETACHED residence offers over 2,200 sq ft of beautifully presented and highly versatile accommodation, perfectly suited to modern family living.

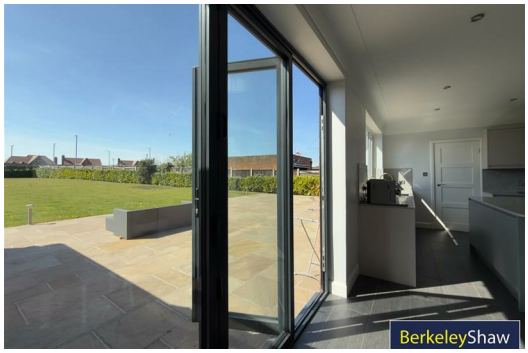
Occupying a prime position just a stone's throw from Crosby Beach, West Lancashire Golf Course and Hall Road train station, the property combines coastal lifestyle with superb commuter convenience. With excellent locals public and private schools nearby this is perfect for families.

The home is presented in immaculate condition throughout and has been thoughtfully enhanced to an outstanding standard. At its heart lies a stunning CALDERA dining kitchen, featuring a central island, generous dining space, and high-quality finishes, complemented by a separate UTILITY room and PANTRY for added practicality.

To the ground floor, the property offers an impressive range of living spaces including a bright dual-aspect lounge, a separate SNUG, sun room, and a dedicated GYM providing excellent flexibility for growing families or those working from home. A convenient downstairs WC completes the ground floor.

Externally, the property truly excels. The large SOUTH-WEST facing landscaped rear garden is ideal for families, featuring an INDIAN STONE patio perfect for outdoor dining and entertaining, with ample space for children to play. To the front, a newly laid Indian stone driveway provides off-road PARKING for 3/4 vehicles, alongside a substantial DOUBLE GARAGE







Porch

Hall

Lounge

Downstairs WC

Kitchen/Dining Room

Utility

Pantry

Garage

Family Bathroom

Bedroom 1

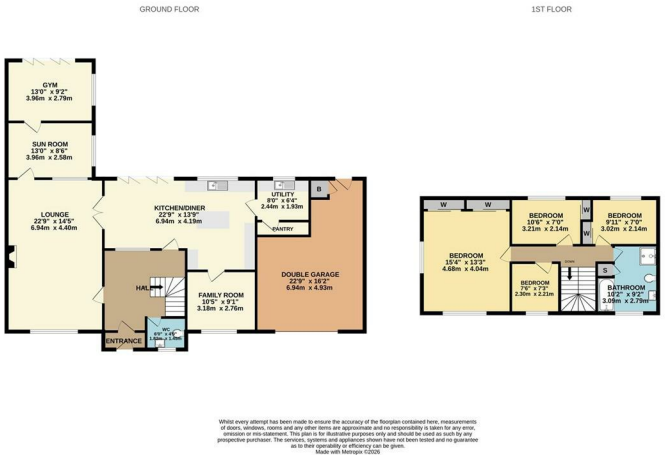
Bedroom 2

Bedroom 3

Bedroom 4

Snug

Landing



Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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