



BerkeleyShaw

5 Park Avenue, Liverpool, L23 2SP

Asking Price £650,000

A Rare Opportunity – Spacious Five Bedroom Character Home in a Prime Crosby Location with large gardens, garage and driveway parking.

Occupying a SUBSTANTIAL PLOT on one of Crosby's most sought-after residential roads, this impressive five-bedroom semi-detached character home offers over 2,300 sq ft of versatile accommodation and is available with NO ONWARD CHAIN

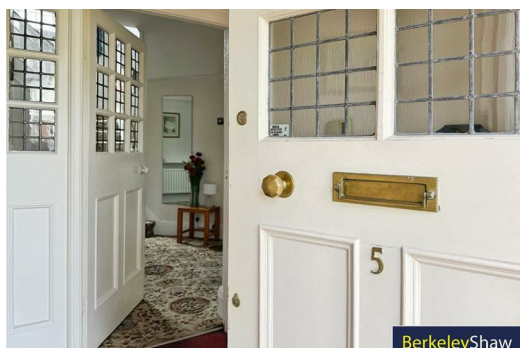
Perfectly positioned within walking distance of CROSBY VILLAGE, the property enjoys easy access to an excellent selection of local amenities, transport links and falls within the catchment area for some of the area's most highly regarded SCHOOLS, making it an ideal choice for growing families.

Brimming with charm and original character features, the property has been thoughtfully extended over the years to create exceptionally spacious living accommodation, whilst still offering tremendous scope for a purchaser to personalise and further enhance to their own taste.

The heart of the home is the recently upgraded contemporary kitchen, complemented by a Worcester combi boiler installed approximately five years ago, providing modern convenience alongside the property's period appeal.



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Storm Porch

Hall

Lounge

15'10" x 14'0" (4.84 x 4.28)

Family Room

11'11" x 11'0" (3.64 x 3.37)

Living Room

19'4" x 11'0" (5.90 x 3.37)

Utility Room

Dining Room

16'11" x 13'3" (5.16 x 4.06)

Kitchen

15'3" x 11'11" (4.66 x 3.64)

Bedroom 1 with shower & sink

13'11" x 13'3" (4.26 x 4.06)

Bedroom 2

14'0" x 13'3" (4.28 x 4.06)

Bedroom 3

11'11" x 11'0" (3.64 x 3.37)

Bedroom 4

10'3" x 9'10" (3.13 x 3.02)

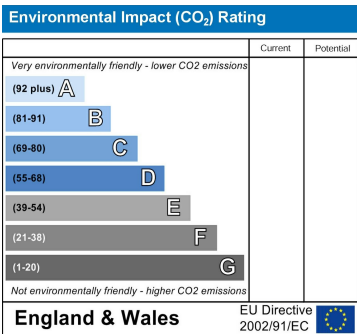
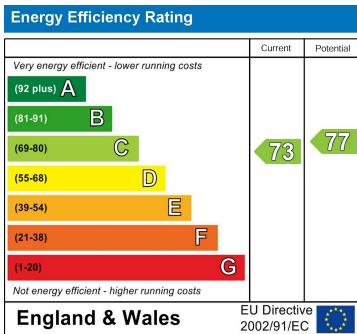
Bedroom 5

11'11" x 9'8" (3.64 x 2.97)

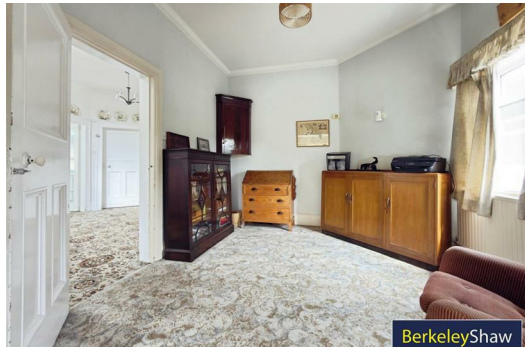
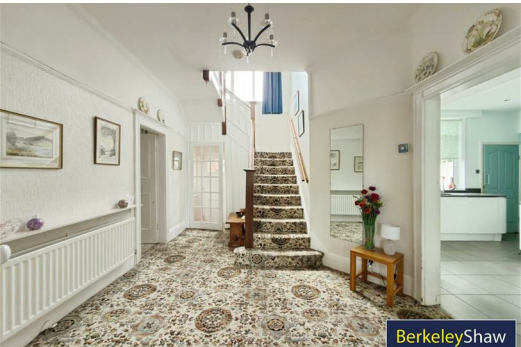
Family Bathroom

8'9" x 6'6" (2.68 x 1.99)

Downstairs WC



Whilst every attempt has been made to ensure the accuracy of the description contained here, measurements of floor, ceiling, room and any other items are approximate and do not constitute a guarantee for any work, extension or other statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown here are not to be relied on and no guarantee as to their condition or efficiency can be given. Made with Metaphor C3000



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