BerkeleyShaw
REAL ESTATE

The Ternary, Old Haymarket, Liverpool, L1 6ER
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20 Chetwood Avenue, Liverpool, L23 2UX

Offers Over £375,000

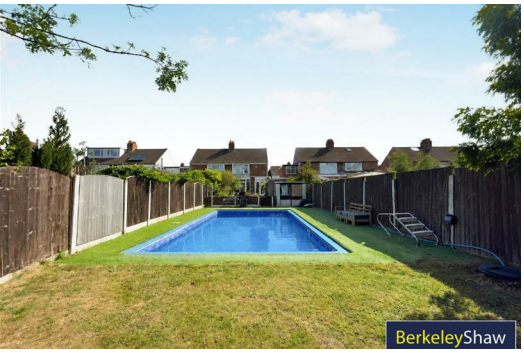
EXTENDED THREE BEDROOM SEMI-DETACHED HOME | IMPRESSIVE 32FT x 16FT SWIMMING POOL | LARGE SOUTH-FACING GARDENS | HUGE POTENTIAL TO EXTEND | DRIVEWAY & DETACHED GARAGE

A rare opportunity to acquire this much-loved THREE BEDROOM EXTENDED SEMI-DETACHED FAMILY HOME, proudly owned by the same family for OVER 40 YEARS and occupying a generous plot with extensive SOUTH-FACING GARDENS. One of the standout features is undoubtedly the impressive 32FT x 16FT GERMAN HOPPER SWIMMING POOL, which sits within its own FENCED AND GATED AREA, whilst still leaving a substantial garden beyond. With DRIVEWAY PARKING, a DETACHED GARAGE and considerable scope for further development, this is a home offering an exciting opportunity for its next owners.

The property has previously been EXTENDED TO THE REAR, enhancing the kitchen and dining accommodation. A LONG GALLEY-STYLE KITCHEN provides excellent workspace and storage and adjoins the spacious LIVING/DINING ROOM, where PATIO DOORS open directly onto the sunny rear garden and pool area, creating a fantastic connection between the house and outside space.

Upstairs are THREE BEDROOMS together with the family bathroom, while the overall plot provides EXCELLENT POTENTIAL TO FURTHER EXTEND TO THE SIDE, REAR AND INTO THE LOFT, subject of course to the necessary planning permissions and building regulations. The DETACHED GARAGE also offers further potential for conversion into a HOME OFFICE, GYM, GAMES ROOM OR GARDEN ROOM, again subject to any necessary consents.

Outside is where this property really comes into its own. The LARGE SOUTH-FACING REAR GARDEN offers an exceptional amount of space, with the 32FT x 16FT SWIMMING POOL securely enclosed by fencing and gates, making it ideal for family use and summer entertaining. Remarkably, even with such a substantial pool, there remains a HUGE GARDEN BEYOND, providing plenty of space for children, entertaining, gardening or future development.



Porch

Hall

Living/Dining Room
22'11" x 11'5" (7.00 x 3.48)

Lounge
15'10" x 11'5" (4.84 x 3.48)

Kitchen
19'2" x 7'1" (5.85 x 2.16)

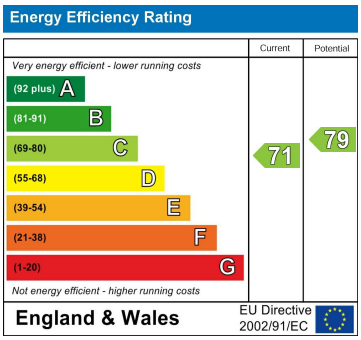
Bedroom 1
15'10" x 11'5" (4.84 x 3.48)
DOUBLE

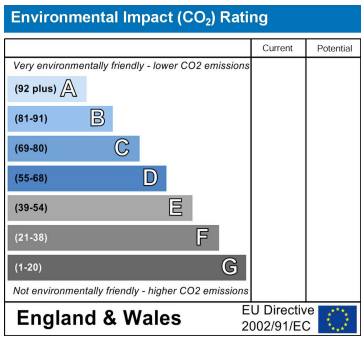
Bedroom 2
12'11" x 11'5" (3.96 x 3.48)
DOUBLE

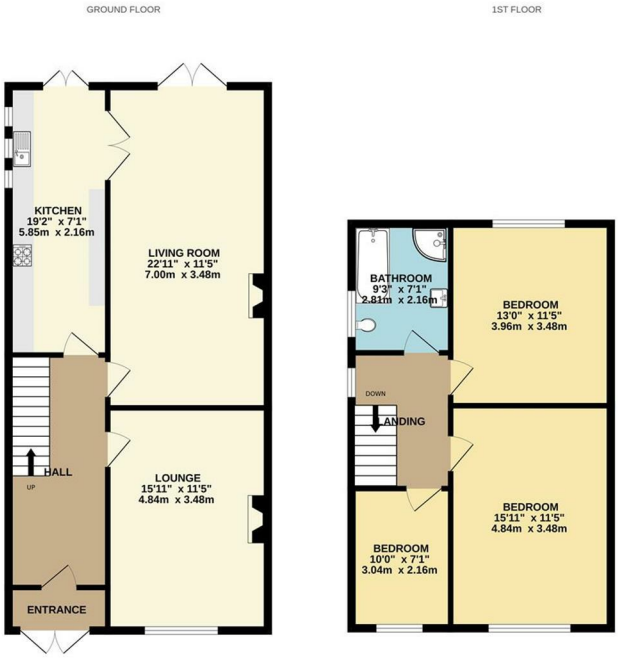
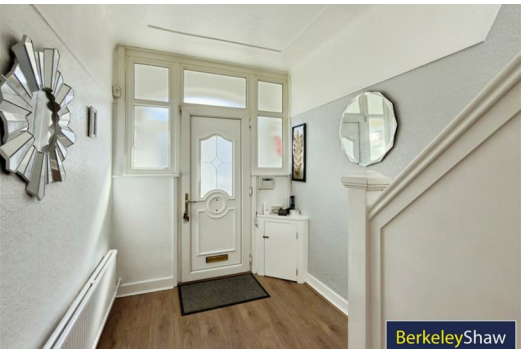
Bedroom 3
9'11" x 7'1" (3.04 x 2.16)
SINGLE

Bathroom
9'2" x 7'1" (2.81 x 2.16)

Garage







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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