



MISTORIA
ESTATE AGENTS



8 Chalfont Road Liverpool

£415,000

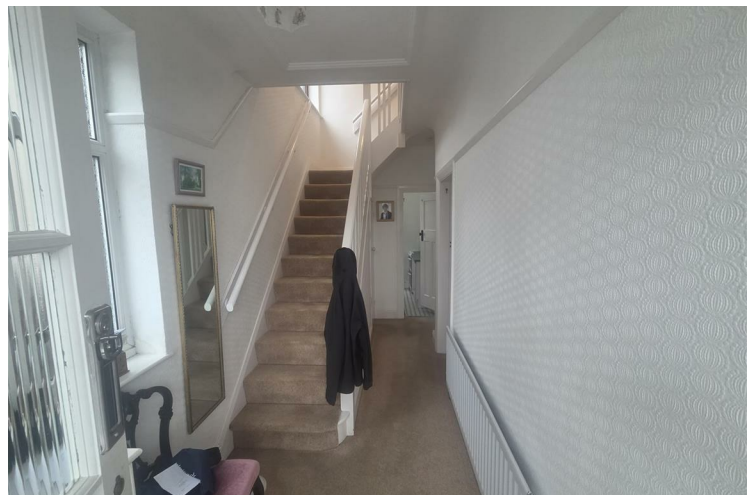
Freehold

THREE-BEDROOM SEMI-DETACHED | DOUBLE GARAGE | GENEROUS GARDEN | TWO RECEPTION ROOMS | PRIME ALLERTON LOCATION

Charming three-bedroom semi-detached home with excellent potential, generous living space, a mature rear garden and double garage, ideally situated in the popular Allerton and Hunts Cross area.

Mistoria Estate Agents are delighted to bring to market this three-bedroom semi-detached property on Chalfont Road, offering a fantastic opportunity for buyers looking to put their own stamp on a home in a highly sought-after Liverpool location.

The property briefly comprises a welcoming entrance hallway, two separate reception rooms, with the rear reception room benefiting from patio doors opening onto the mature rear garden, a fitted galley-style kitchen and useful utility room.



- THREE-BEDROOM SEMI-DETACHED HOME • TWO SPACIOUS RECEPTION ROOMS • MATURE REAR GARDEN • TWO DOUBLE BEDROOMS & ONE SINGLE BEDROOM

Disclaimer:

The information and images provided in this property advertisement are intended for guidance purposes only. While we make every effort to ensure the accuracy of the details, we strongly recommend that interested parties view the property in person to confirm the property's condition and suitability for their specific requirements. The photographs used in this advertisement may have been digitally enhanced and may not accurately represent the current condition of the property. Any measurements or distances provided are approximate and should not be relied upon for any purpose. Furthermore, the description and details provided are based on the landlord's understanding and may be subject to change without notice. Prospective tenants are advised to verify any specific details that are important to them before entering into any agreement. We do not accept any liability for any loss or damage, whether direct or indirect, arising from reliance upon the information provided in this advertisement. We strongly advise all parties to seek professional advice and conduct their own due diligence before making any decisions or commitments related to this property. By viewing this advertisement, you agree to the above disclaimer and acknowledge that any reliance on the information provided is at your own risk. Please note that this disclaimer is subject to change and may be updated without prior notice



- GALLEY-STYLE KITCHEN & UTILITY ROOM • POPULAR ALLERTON & HUNTS CROSS LOCATION • CLOSE TO POPULAR LOCAL SCHOOLS & AMENITIES





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 	

Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements

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