



For Sale

8 Merton Close, Liverpool

£190,000

 **2**

 **1**

 **1**

 **69 m²**

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Beautifully presented and spacious two-bedroom semi-detached home with large rear garden. Previously three bedrooms but converted to add upstairs bathroom and create more space downstairs.

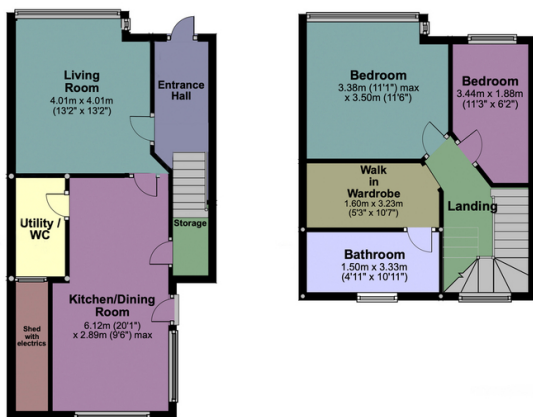
This spacious home is finished to a very high standard throughout and has more space than you typically see in a two-bedroom home. It is situated in the popular residential area of Huyton close to local amenities and travel links. The large rear garden offers plenty of outdoor space and potential to extend.

Downstairs there is a small entrance hall which leads to the main living room. The living room itself has modern stylish flooring, an abundance of natural light and access to understairs storage. To the rear of the property is a stunning kitchen / diner with modern fitted units and breakfast bar. There is access to the rear garden from the side of the kitchen. What used to be the downstairs bathroom has been converted into a really useful utility room with a WC.

Upstairs there is a landing leading to two spacious bedrooms. The third bedroom has been converted and split into a dressing room and modern fitted shower room. The dressing room could also be usable as a nursery or home office.



Floor plan



Whilst every attempt has been made to ensure the accuracy of the floor plan 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

- Beautifully presented semi-detached home
- Two double bedrooms plus a dressing room
- Modern fitted kitchen / diner
- Homely living room
- Utility room with downstairs WC
- Large south-facing garden
- Stylish shower room
- Driveway
- EPC Rating E

