

Irlam Road  
Bootle, L20

Freehold  
£105,000

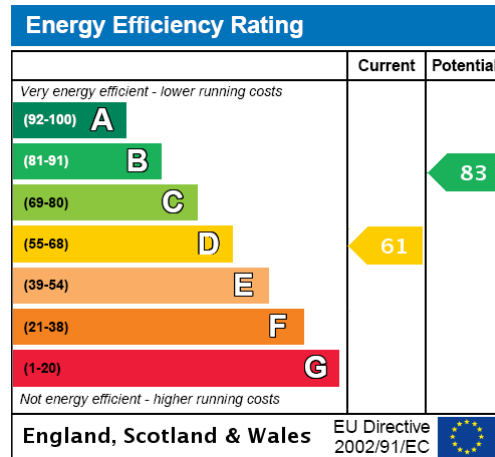


- Click video for key facts
- Selling the FACTS not the FLOWER
- Three bedroom semi detached house
  - Two reception rooms
- Off road parking and garage
- Gardens to front and rear



97 | SOUTH ROAD | WATERLOO | L22 0LR  
Tel: 0151 920 2404  
E-mail: [info@logicstates.co.uk](mailto:info@logicstates.co.uk)





## SELLING THE FACTS NOT THE FLOWER

Title Number - MS375815

Tenure - Freehold

Local Authority - Sefton Council

Council Tax - Band:A  
Annual Price: £1,361.66

Conservation Area - No

Flood Risk - Very Low

Floor Area - 904.17 ft<sup>2</sup> / 84 m<sup>2</sup>

Plot size - 0.03 acres

Mobile coverage  
Vodafone - Great  
O2 - Great

Broadband  
Basic 13 Mbps  
Superfast 80 Mbps  
Ultrafast 1000 Mbps

Satellite / Fibre TV Availability  
BT - Great  
Sky - Great  
Virgin - Great

(Data sourced from Sprift)

'UNUSUALLY GOOD AT WHAT WE DO'

97 | SOUTH ROAD | WATERLOO | L22 0LR  
Tel: 0151 920 2404  
E-mail: [info@logicstates.co.uk](mailto:info@logicstates.co.uk)





Buy, Sell or Let with the agent of the decade - Zoopla customer excellence award 2020

These particulars do not form part of any offer or contract and must not be relied upon as statements or representations of fact. Any areas, measurements or distances are approximate. The text, photographs and plans are for guidance only and are not necessarily comprehensive. It should not be assumed that the property has all the necessary planning, building regulation or other consents and we have not tested services, equipment or facilities. Purchasers must satisfy themselves by inspection or otherwise.