

\* Three Bedroom Semi Detached House

- \* Extended to Side & Rear
  - \* Front & Rear Garden
    - \* Drive for One Car
  - \* Gas Central Heating
    - \* Double Glazed



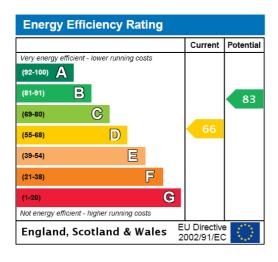


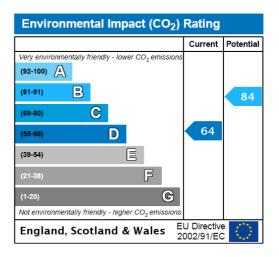


97 | SOUTH ROAD | WATERLOO | L22 OLR Tel: 0151 920 2404 E-mail: info@logicestates.co.uk









Accommodation briefly comprises of:

## Ground floor:

Entrance hall with stairs to first floor - 6'3  $\times$  6'1 Open plan kitchen / diner with french doors to rear garden - 24'1  $\times$  14'8 Lounge with a wooden burner - 10'5  $\times$  7'8

## First floor:

Bedroom one - fitted wardrobe -  $12'0 \times 10'4$ Bedroom two - fitted wardrobe -  $10'0 \times 9'6$ Bedroom three -  $6'4 \times 7'4$ Fully fitted bathroom -  $6'3 \times 5'7$ 

## Exterior:

Outhouse utility Front & rear garden

For Your Ease, Why Not Book and Confirm Your Viewing Online Via www.logicestates.co.uk Anytime Night or Day!

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.



E-mail: info@logicestates.co.uk