



3 Ince Avenue,
Blundellsands, L23 7XE

Offers Over £230,000

SM

STEPHANIE MACNAB
ESTATE AGENT

Are you looking for a BUNGALOW? Maybe within walking distance to a village and amenities? Well look no further, we have just the property...

The current vendor has owned this property for more than forty years, and it has been a much-loved home. In 2019 the property was REWIRED, and there is a Vaillant combi boiler in the kitchen. The roof has been replaced in recent years.

The accommodation offers a BLANK CANVAS, and the buyer can renovate to suit their taste. The lounge with recently fitted living flame fire. The lounge is currently front-facing but should you prefer, it could be moved to the rear with French doors into the garden. There is a kitchen and SHOWER ROOM. The second bedroom is now an ideal STUDY or HOBBY ROOM with a staircase leading to the historic loft conversion. The current owners used this room as their main bedroom.

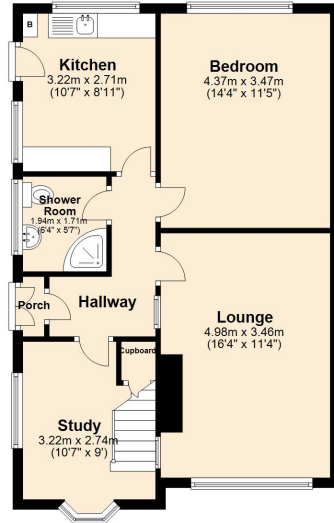
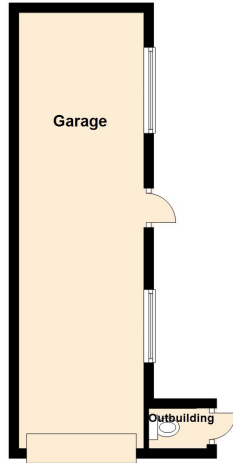
There is OFF-ROAD parking, which leads to the tandem garage. Ideal if you are looking for a workshop or additional storage. When the weather was bright and sunny, the current vendor enjoyed spending time in the enclosed garden.

There is NO ONWARD CHAIN.

To view, call 01704 516 626. Follow us on Facebook and Instagram.



Ground Floor
Approx. 84.3 sq. metres (907.6 sq. feet)



Total area: approx. 113.2 sq. metres (1218.7 sq. feet)

Plan produced using PlanUp.

First Floor
Approx. 28.9 sq. metres (311.1 sq. feet)

