



## 112 Moor Drive, Liverpool, Merseyside L23 2UT

£390,000

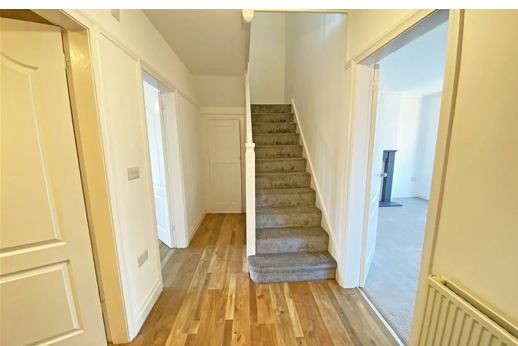
Berkeley Shaw are pleased to bring to the market, this spacious 4-BEDROOM SEMI in a popular area, in the heart of Crosby.

This property benefits from a porch, an entrance hallway, a large reception room, an open-plan kitchen, a dining room, and a shower room to the ground floor.

To the first floor are 4 bedrooms, WC and shower room.

Externally to the front is a driveway. To the rear is a lawned garden and a separate garage.

This is an exceptional family home, completely renovated to a very high standard



### Porch

5'6" x 2'1" (1.7 x 0.66)

Tiled floor, UPVC door

### Hall

16'8" x 6'0" (5.09 x 1.83)

Laminate floor, radiator

### Living Room

18'4" x 13'6" (5.6 x 4.13)

Double aspect, 2x radiators, UPVC bay and window

### Shower Room

10'11" x 14'6" (3.34 x 4.44)

Quadrant shower, tiled walls and floor, laminate floor, towel rail, new Glo worm combi boiler, concealed WC, vanity sink

### Open Plan Kitchen

9'2" x 9'1" (2.80 x 2.79)

Range of wall and base units, gas hob, electric oven, integrated dishwasher, washing machine point, mixer tap, stainless steel sink,

### Dining Room

14'7" x 10'10" (4.45 x 3.32)

Patio doors to garden, laminate floor, radiator

### Understairs storage

5'8" x 4'10" (1.73 x 1.49)

Light

### Separate Garage

17'2" x 8'7" (5.24 x 2.64)

Electrics

### Landing

14'4" x 5'7" (4.39 x 1.71)

### Bedroom 1

11'0" x 6'8" (3.37 x 2.05)

Radiator, UPVC window

### Bedroom 2

13'8" 11'6" (4.19 3.53)

Radiator UPVC bay window

### Bedroom 3

13'10" x 10'10" (4.24 x 3.32)

Radiator, UPVC window

### Bedroom 4

7'3" x 10'11" (2.22 x 3.33)

Radiator, UPVC window

### WC

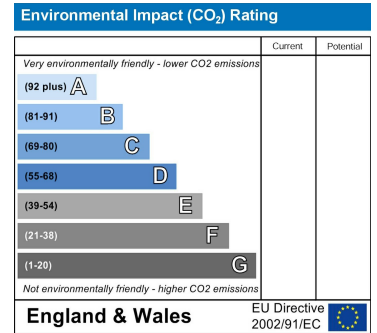
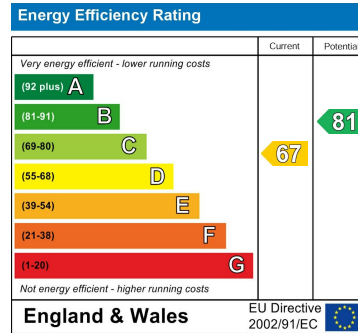
4'1" x 2'7" (1.26 x 0.81)

Integrated sink and WC, laminate floor

### Shower Room

5'6" x 5'10" (1.70 x 1.80)

Tiled floor and walls, towel radiator, walk-in shower, pedestal sink, UPVC window, mixer shower



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