



81 Shaftesbury Road, Southport, PR8 4PP

Offers Over £135,000

If you are looking to take your first steps onto the property ladder or you are searching for an ideal investment opportunity, this could be the ideal home for you!

Berkeley Shaw Real Estate brings to the residential sales market this two-bedroom mid-terrace on Shaftesbury Road. The property is ideal for easy access into Birkdale Village, Ainsdale & Southport given the excellent local transport infrastructure.

Set out across two floors, the accommodation briefly comprises; porch, bay fronted living room with double doors through to the dining room. The dining room provides access to the fitted kitchen & utility room with doors out to the rear garden. The first floor boasts a landing with access to two double bedrooms & a three-piece bathroom. Externally the property boasts driveway parking and a rear garden with laid to lawn & patio area. Further benefits include gas central heating, double glazing and no onward chain.

Get in touch straight away to book a viewing before this property is snapped up!



Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			84
(81-91) B			
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	

Environmental Impact (CO ₂) Rating		Current	Potential
Very environmentally friendly - lower CO ₂ emissions			
(92 plus) A			84
(81-91) B			
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not environmentally friendly - higher CO ₂ emissions			
England & Wales		EU Directive 2002/91/EC	



Whilst every attempt has been made to ensure the accuracy of the floorplan 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 for any prospective purchaser. The services, fittings and appliances shown here have not been tested and no guarantee as to their operability or efficiency can be given. Made with Metreplan 12/2014



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