



23 Alexandra Road, Liverpool, L22 1RJ

£725,000

Welcome to Alexandra Road, a stunning semi-detached property in the heart of Waterloo, offering a perfect blend of character and modern living. This generously proportioned home features many period details alongside contemporary touches, creating a warm and inviting atmosphere throughout.

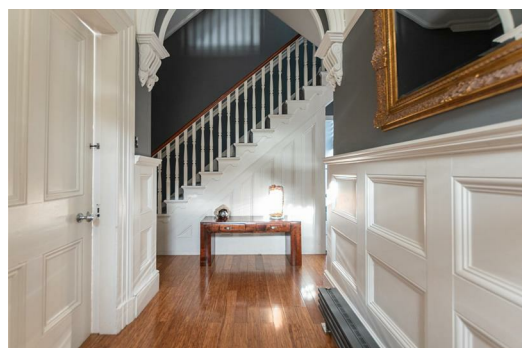
One of the standout features of this property is the self-contained apartment, which provides exceptional versatility. Thoughtfully designed with a bright and airy open-plan living area, a modern kitchen, a comfortable bedroom, and a sleek bathroom. Whether you're looking to accommodate extended family or explore the possibilities for additional income, this apartment offers endless options.

The main house offers spacious rooms filled with period charm, including high ceilings, large windows, and classic finishes. The ground floor boasts an impressive entrance hall, beautifully finished dining room, perfect for entertaining and providing access to the living room which is showered in natural light via the bay. Completing the layout is a modern shower room, family room with open aspect through to the kitchen. The first floor boasts an impressive master suite with en-suite bathroom, two further bedrooms and a family bathroom. The upper floor provides four further double bedrooms.

Externally, the property enjoys a manicured front garden with driveway parking and a lovely rear garden, offering a private space for relaxation, with potential for outdoor dining and entertainment.

Located in a sought-after area, Alexandra Road is close to excellent local amenities, schools, parks, and transport links, ensuring convenience and accessibility for all. The waterfront is also just a short walk away!

With its spacious interiors, character features, and the added bonus of a self-contained apartment, this property is a rare find and one not to be missed. Contact us today to arrange a viewing!



Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			
(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			
(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	



While every attempt has been made to ensure the accuracy of the floorplans contained here, measurements of floors, walls, rooms and areas are only given as an approximation and no responsibility is taken for any errors or omissions in the information. This plan is for illustrative purposes only and should be used as a guide only for prospective purchase. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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