

Grange Avenue, Southport, PR9

4 3 2

£475,000

- NO ONWARD CHAIN
- Exceptional Detached Family Home
- Living Room & Kitchen/ Diner
- Four Bedrooms
- 2 En-Suites & Family Bathroom
- Detached Outbuilding – Office/Gym
- Naturally Private Rear Garden
- Sought After Location
- Freehold
- EPC rating D

northwood
Local knowledge, national reach

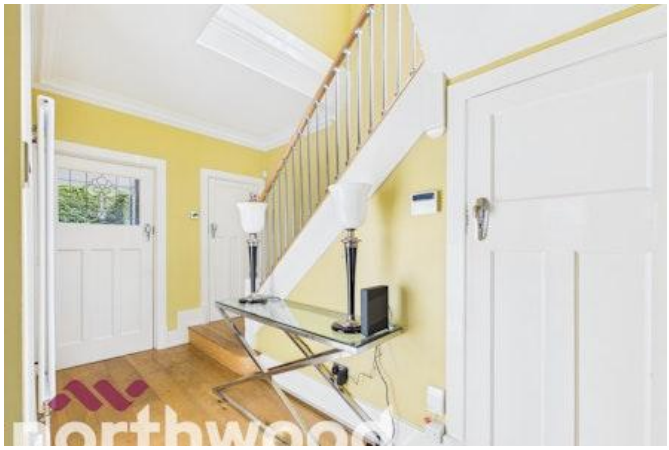






Situated in a highly desirable residential location just off Roe Lane, this impressive four-bedroom detached family home presents a rare opportunity to acquire a spacious, characterful property offered to the market with the significant advantage of no onward chain.

Beautifully maintained throughout, the property seamlessly combines charming period features with modern family living. Upon entering, you are welcomed by an inviting entrance hallway, setting the tone for the generous accommodation beyond.





To the front is a spacious bay-fronted lounge, whilst to the rear of the property is a fabulous open plan kitchen/diner, finished with contemporary shaker style kitchen and full range of integrated appliances. A separate utility room and convenient downstairs WC add further practicality for modern family living.

To the first floor, the property boasts four well-proportioned bedrooms, with two benefiting from their own contemporary en-suite shower rooms, making the home ideal for larger families or those accommodating guests. The remaining bedrooms are served by a stylish four-piece family bathroom, complete with separate bath and shower.

Externally, the property continues to impress with a generous rear garden providing ample space for children, entertaining and outdoor enjoyment. A standout feature is the fully finished detached outbuilding, complete with power and lighting, offering superb versatility as a home office, gym, games room, studio or even an annexe for multi-generational living.

To the front, a spacious driveway provides off-road parking for multiple vehicles, with gated side access leading to the rear garden.

Perfectly positioned just off Roe Lane, the property enjoys easy access to highly regarded schools, local shops, transport links and Southport Town Centre, while also being within just a short walk of Hesketh Park and the beautiful coastline.

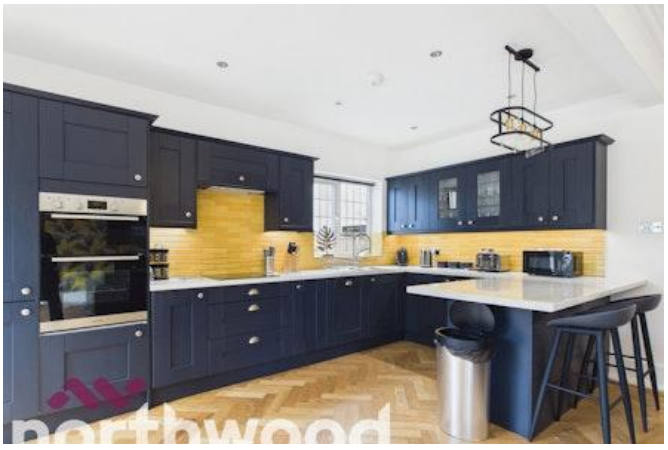
With spacious accommodation, versatile living space, two en-suite bedrooms, a detached annex, separate utility room, no onward chain, and a sought-after location. This is a rare opportunity to purchase a truly exceptional family home. Early viewing is highly recommended.

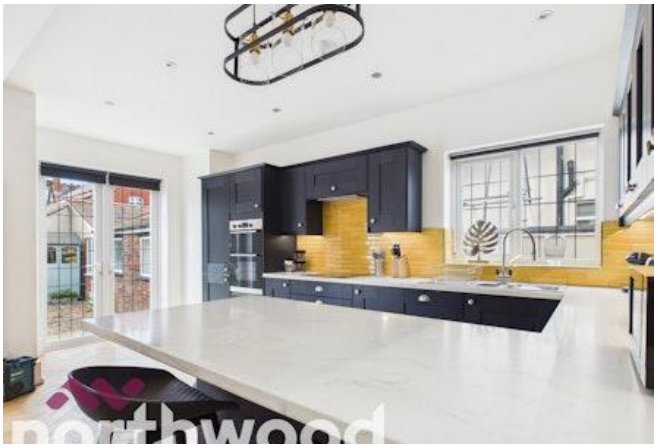
Disclaimer

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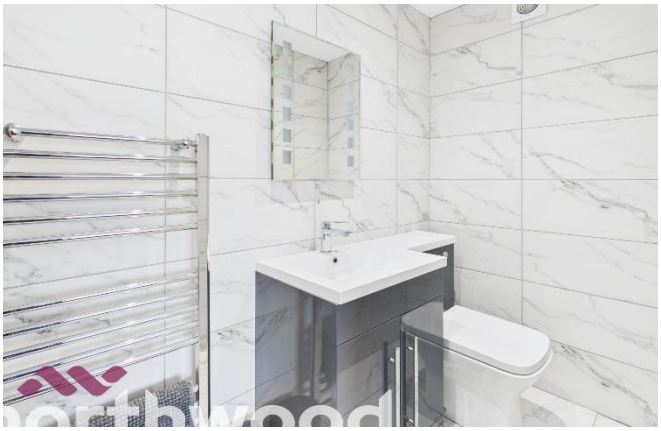












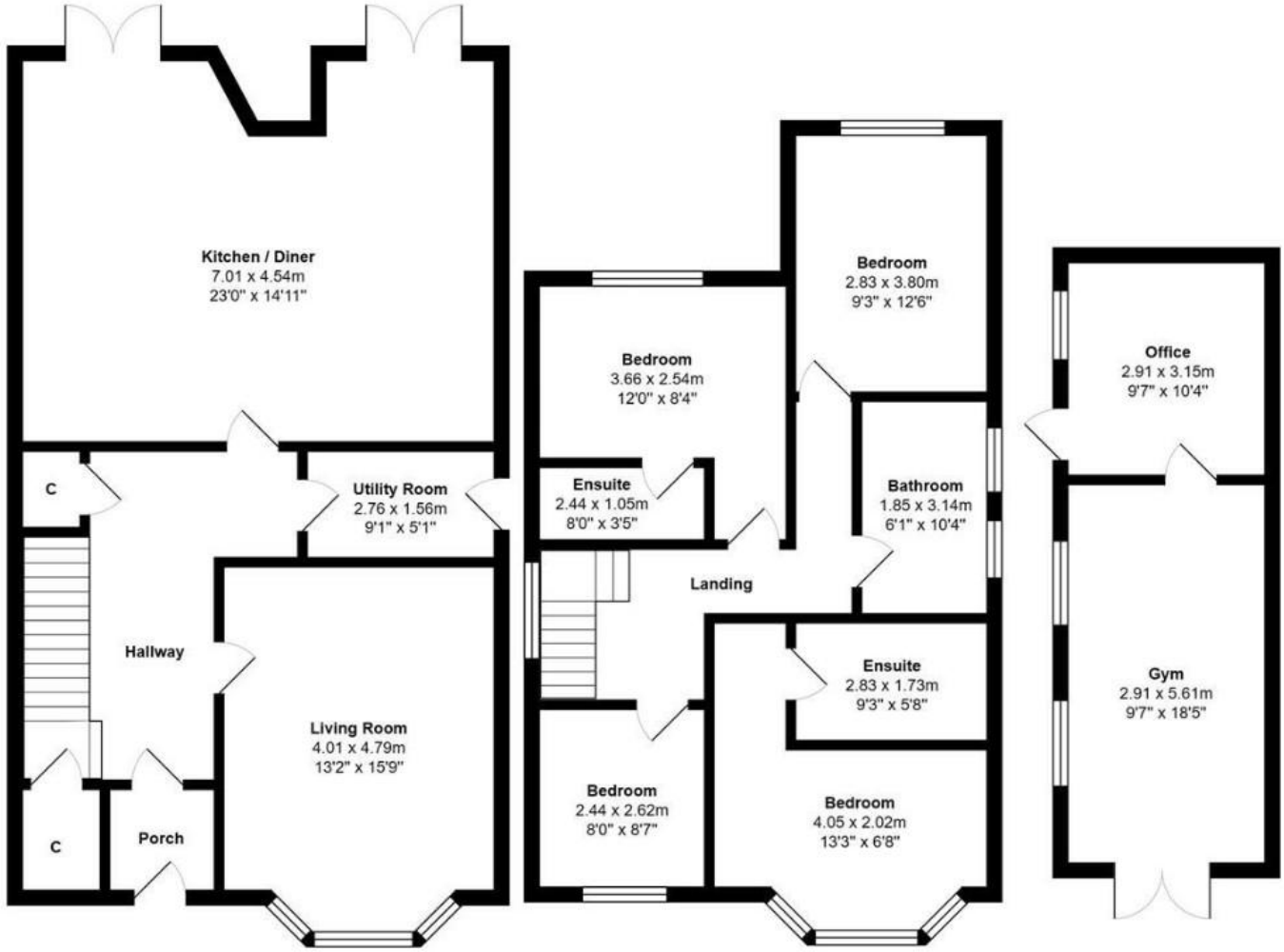












Total Area: 179.1 m² ... 1928 ft²

All measurements are approximate and for display purposes only





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