

1 24 Cornhill, Liverpool , L1 8DS
£179,950

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SALES | LETTINGS | INVESTMENTS

This well-appointed apartment offers a perfect blend of urban sophistication and comfort, making it an ideal choice for city dwellers seeking a contemporary living space in a prime location. Situated in a vibrant area of the City, this apartment puts you right in the centre. Enjoy easy access to The Baltic Market, Liverpool One shopping Centre and Liverpool's Waterfront, all within walking distance of your doorstep.

The apartment itself comprises of hallway leading to two double bedrooms, en-suite shower room ,bathroom , open plan kitchen and living space benefitting from a private outdoor balcony and secure allocated parking.

Available with no onwards chain offering a hassle-free buying experience for prospective purchasers.

Details to be verified;
 125 year lease from 2008
 Service Charge: £360.70, quarterly. Car Park Service Charge: £37.50 (quarterly)
 Ground rent -
 Council tax band C

Communal Entrance

Mailboxes, lift and stairs to all floors.

Apartment hallway

Laminate flooring throughout, storage cupboard and intercom handset.

Bedroom One

Carpeted floor throughout, double glazed windows, door to en-suite shower room.

Bedroom Two

Carpeted floor throughout, double glazed window.

En-suite shower room

Tiled floor, shower cubicle, WC and wash hand basin.

Bathroom

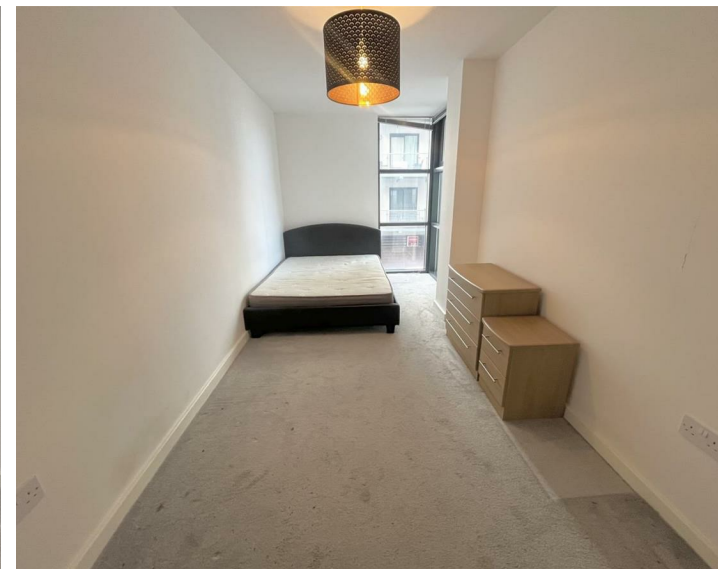
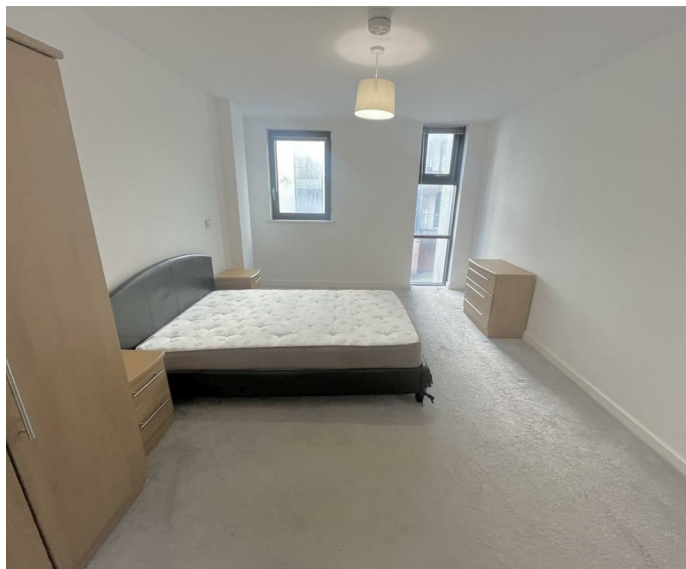
White suite consisting of bath, WC and wash hand basin, tiled floor and walls.

Kitchen area (Open to living space)

Fitted kitchen comprising of wall drawer and base units, worktop, stainless sink and drainer, electric oven, hob and extractor, integrated washing machine and dishwasher. Tiled floor.

Living area

Laminate flooring throughout, sliding door providing access to desksed balcony.



| 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 | |

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