



## 146 Royal Quay, Liverpool, Merseyside L3 4EX

### £950

Bluerow is pleased to present an exceptional apartment for rent in the sought-after location of Royal Quay, Liverpool. This splendid first-floor residence boasts breathtaking views, particularly of the iconic Liver Building, making it a truly remarkable place to call home.

The apartment features a well-designed layout, comprising a welcoming reception room that seamlessly connects to a modern kitchen, perfect for both entertaining and everyday living. With two spacious bedrooms, including a master suite with an en-suite bathroom, this property offers ample space for comfort and privacy. A second bathroom adds convenience for residents and guests alike.

The property is equipped with gas-fired central heating and double glazing, ensuring a warm and energy-efficient environment throughout the year. Residents will also benefit from a secure allocated parking space, providing peace of mind in this vibrant area.

Access to the apartment is easy, with a communal entrance, lift, and stairs leading to the upper floors. The living/dining room opens onto a charming Juliette balcony, allowing you to enjoy the stunning views and fresh air.

Situated adjacent to the historic Albert Dock and the lively Liverpool Arena, this apartment is perfectly positioned to take advantage of the city's rich culture, dining, and entertainment options. We highly recommend scheduling a viewing to fully appreciate the wonderful aspect and lifestyle this property offers. Council tax is Band D. Available 2nd June. Parking included. Furnished.

- Two Bedroom Apartment
- Off road Parking
- Two Bathroom
- Council Tax Band D
- Furnished

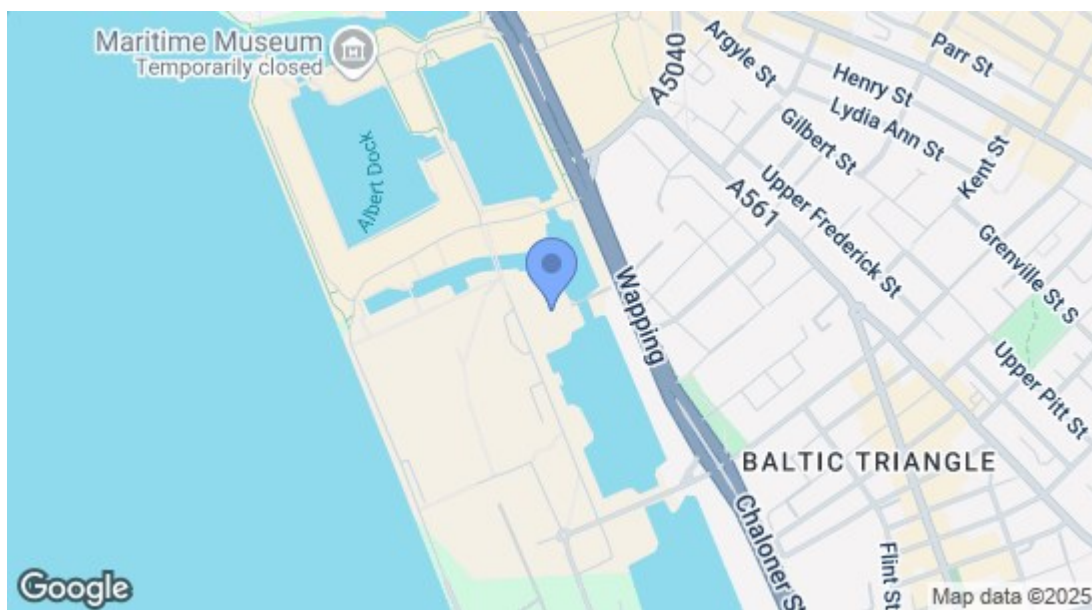






For illustrative purposes only. Decorative finishes, fixtures, fittings and furnishings do not represent the current state of the property. Measurements are approximate. Not to scale  
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Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			
(81-91) B			
(69-80) C		75	79
(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 <sub>2</sub> ) Rating		Current	Potential
Very environmentally friendly - lower CO <sub>2</sub> 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 <sub>2</sub> emissions			
England & Wales		EU Directive 2002/91/EC	



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