



**10 Cinnamon Building 50 Henry Street, Liverpool , L1 5FE**  
**Offers in excess of £125,000**

**bluerow**  
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Introducing a fantastic two bedroom apartment which has recently been renovated, located in Liverpool city centre. This property presents an excellent investment opportunity and is also ideal for owner occupiers seeking a vibrant city living experience. With its prime location and modern amenities, it offers the perfect blend of convenience and comfort.

The apartment is situated on the first floor and features a spacious entrance hallway leading to a bright open plan living, kitchen, and dining area. This area is enhanced by floor to ceiling windows and a sliding door to a Juliet balcony, providing plenty of fresh air and natural light. The apartment includes two double bedrooms, each with built in storage space, allowing for more room for bedroom furniture. The family bathroom offers additional utility storage and houses the washing machine.

**Lease details**

125 Year lease from 2004 ( 104 years remaining)  
 Service charge £1841 per annum  
 Ground rent £150 per annum  
 570SQft  
 Council Tax band B  
 EPC C

**Communal entrance**

Secure entrance, post boxes, lifts and stairs to upper floors

**Apartment hallway**

Spacious long hallway with laminate flooring throughout and glass panel by the front door allowing natural light into the apartment.

**Living/ Dining space**

Floor to ceiling windows with a Juliet balcony, open plan to kitchen area. Laminate flooring throughout. Electric electric wall heater.

**Kitchen**

Fitted with a range of wall and base units, dishwasher, fridge/freezer, oven, hob and extractor fan. Tiled floor, open to living area.

**Bedroom One**

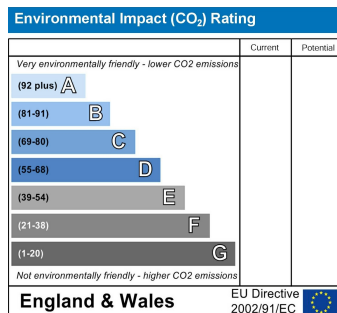
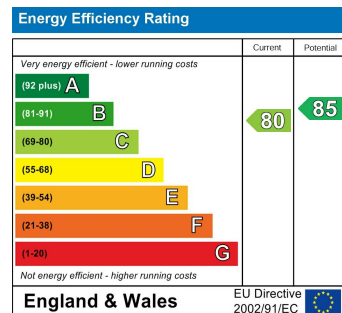
Built in wardrobe, carpets, high levels double glazed windows to front. Electric wall heater.

**Bedroom Two**

Carpet, built in wardrobe. electric wall heater

**Bathroom**

White 3 piece suite with shower over bath and screen. Cupboard housing washing machine, tiled floor and walls, extractor fan.



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