



## 8 North House 17 North John Street, Liverpool, Merseyside L2 5QY

Located in the heart of Liverpool on North John Street, this charming 1-bedroom apartment is a gem waiting to be discovered. Situated on the 2nd floor of a furnished converted building, this property offers stylish accommodation in a prime location that is just a stone's throw away from Moorfields Station and the vibrant Liverpool One shopping district.

As you step into this apartment, you are greeted by a private entrance hallway leading to a storage cupboard, setting the tone for a well-thought-out living space. The open plan contemporary kitchen/living room is perfect for entertaining guests or simply relaxing after a long day. The double bedroom provides a cozy retreat, and the modern shower room offers convenience and style.

With features like double glazing and electric heating, this apartment ensures comfort all year round. The fob-operated entrance door adds an extra layer of security, giving you peace of mind. The marble floors leading to postboxes, stairs, and lifts exude elegance and sophistication.

This property is not just a place to live; it's a lifestyle. Whether you're looking to explore the city's cultural offerings or indulge in the array of shops and restaurants nearby, this apartment caters to your every need.

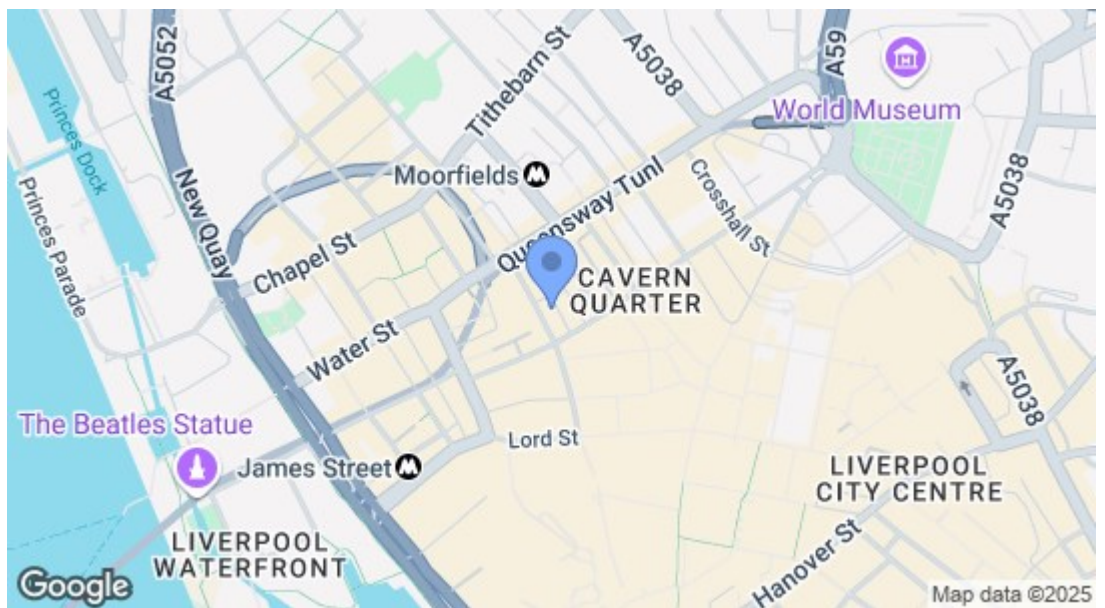
Don't miss the opportunity to make this apartment your home. Available from 30th May for a minimum 12-month let, the rent is £825 with a deposit of £951. Council Tax Band B.

- One Bedroom Apartment
- Council Tax Band B
- 2nd Floor
- Furnished
- Double Glazing Windows
- City Centre Location
- Lift Access





| Energy Efficiency Rating  |  | Current                 | Potential |
|---|--|-------------------------|-----------|
| Very energy efficient - lower running costs                     |  |                         |           |
| (92 plus) A   |  |                         |           |
| (81-91) B   |  |                         |           |
| (69-80) C   |  |                         |           |
| (55-68) D   |  | 66                      | 66        |
| (39-54) E   |  |                         |           |
| (21-38) F   |  |                         |           |
| (1-20) G  |  |                         |           |
| Not energy efficient - higher running costs                     |  |                         |           |
| <b>England &amp; Wales</b>                                      |  | 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 |  |                         |           |
| <b>England &amp; Wales</b>                                      |  | EU Directive 2002/91/EC |           |



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