



15 18 Henry Street, Liverpool, L1 5FS

Asking price £145,000

Abundant with character and charm!

This stunning one bedroom 1st Floor apartment, with additional study is offered for sale, with NO ONWARD CHAIN. Situated on the first floor the property offers fantastic and extremely well presented living accommodation throughout which briefly comprises; entrance hall, open plan living/dining room, an open plan fully fitted kitchen, beautifully presented master bedroom, study room, abundant under stairs storage behind iron doorway and recently upgraded family bathroom. In addition, an underground car parking facility/bike storage which is available to rent. Fob entry system and Intercom entry system in lounge.

The property is a perfect fit for young professionals and anyone looking to enjoy the vibrant buzz of Liverpool city centre, in your own peaceful serenity.

Early viewing is strongly advised to truly appreciate what this property has to offer.

Located on Henry Street in the ever popular Ropewalks district of Liverpool City Centre the property provides convenient access to many bars, restaurants and of course the Liverpool One Shopping Centre.

Figures to be Verified

Leasehold 250 Year from 2005

Ground Rent £150 Per Annum

Service charge £1866 Per Annum

Restrictive parking permits available via Liverpool City Council (Zone I)

- One Bedroom PLUS Study
- No Onward Chain
- Stylish Bathroom
- First Floor Location
- Open Plan Living/Dining/Kitchen Area
- Juliet Balcony
- Original Cast Iron Shutters
- 63M2 / 678 SqFoot
- Apartment

Communal Entrance

Fob Entry System. Stairs and lift to all floors. Post box Collection Point.

Entrance Hall

Carpet flooring. Wall mounted electric heater. Recessed ceiling spotlights. Doors leading to all rooms.

Living / Dining / Kitchen Area

19'1" maximum, narrowing to 12'2" x 15'8" inc. the (5.82m maximum, narrowing to 3.73m x 4.78m inc. the)

Living Dining Area: Carpet flooring. Feature wall of exposed brickwork and iron internal shutter doors. Double glazed doors leading to juliet balcony to front aspect. Wall mounted electric heater. Television point. Intercom entry system. Open to:

Kitchen Area; fitted with a range of wall, base and drawer units with complimentary work surfaces over. One and half bowl stainless sink and drainer unit with mixer tap over. Fitted electric Hoover oven with four ring electric hob and stainless steel chimney style extractor hood over. Plumbing for washing machine. Integrated fridge & freezer. Understairs storage cupboard. Recessed ceiling spotlights.

Bedroom

11'8" x 9'6" (3.58m x 2.9m)

Carpet flooring. Feature exposed brick wall. Wall mounted electric heater. Double glazed window to front elevation.

Study

8'0" x 7'10" (2.46m x 2.39m)

Carpet flooring. Wall mounted electric heater. Ceiling light.

Bathroom

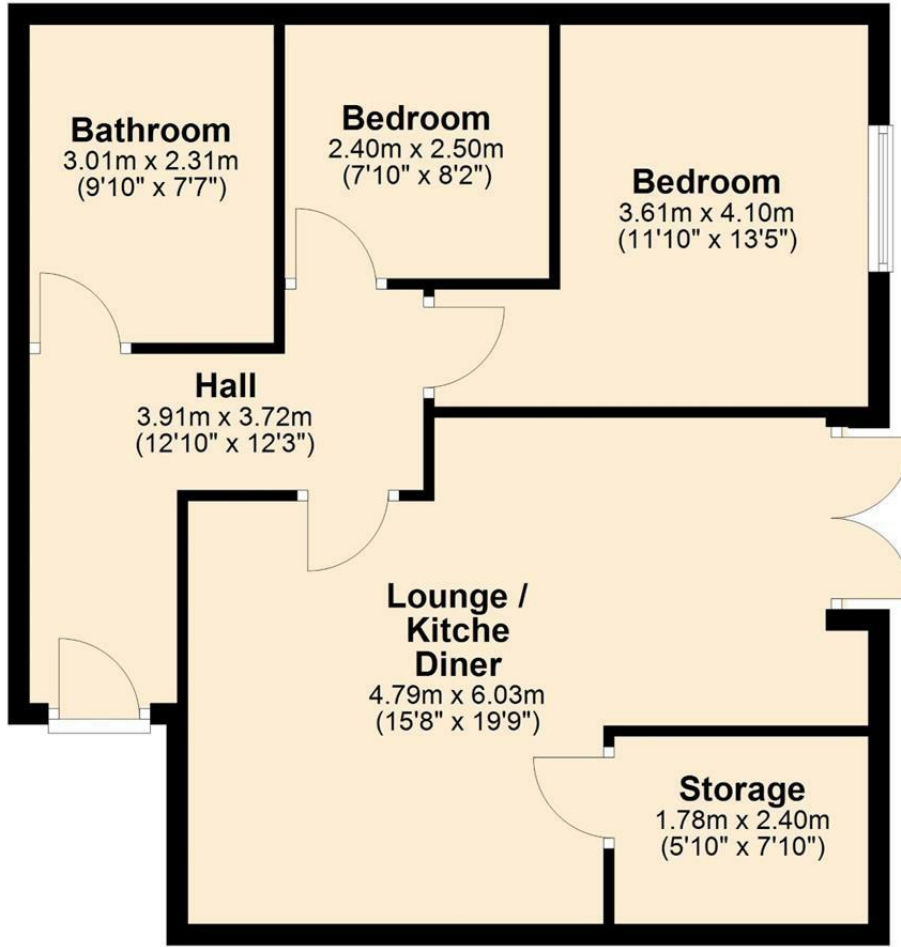
9'6" narrowing 16'4" x 16'4" x 7'4" narrowing to 13' (2.92m narrowing 5'5 x 2.26m narrowing to 4'2)

Modern three piece white bathroom suite comprising of: low level WC, fitted wash hand basin and side panel bath with mixer shower over in a tiled surround and glazed screen. Chrome towel rail heater. Shaver point. White marble effect tiles walls.. Storage cupboard housing hot water cylinder and ent Axia system. Recessed ceiling spotlights.

Parking permit

Available from Liverpool City Council - Zone I

First Floor



Sizes are approximate
Plan produced using PlanUp.

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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