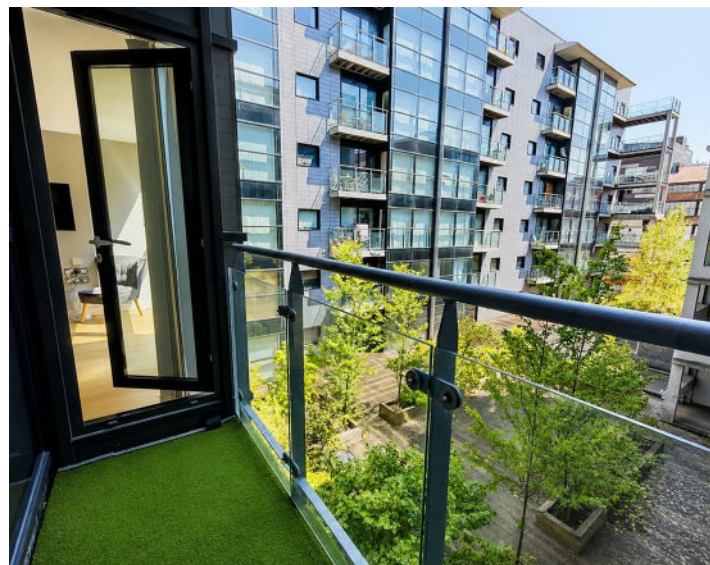




Apt 60, Hamilton House 26 Pall Mall, Liverpool, L3 6AE
£1,075 Per Month

www.
cityresidential
.co.uk



About the Property

Available Now – Modern Two Bedroom Apartment with Balcony in Liverpool City Centre

City Residential are delighted to present this beautifully presented two-bedroom apartment, ideally situated in Liverpool's sought-after Commercial District on Pall Mall.

Located on the third floor, the property offers contemporary city living with a bright and spacious open-plan lounge, dining and kitchen area, finished to a high standard throughout. Large windows and direct access to a private balcony create a light-filled living space, ideal for relaxing or entertaining.

The apartment comprises a generous master bedroom, a second well-proportioned double bedroom, and a stylish modern family bathroom. Finished with neutral décor and quality fixtures throughout, the property is ready for immediate occupation.

Perfectly positioned within walking distance of Liverpool ONE, the Waterfront, the Business District, and an excellent selection of restaurants, bars and transport links, this apartment is ideal for professionals seeking the convenience of city centre living.

Properties of this standard in such a desirable location are in high demand.

Contact City Residential today to arrange your viewing. Early enquiries are strongly recommended to avoid disappointment.

- Two Bedroom Apartment
- Fully Furnished
- Business District Location
- Tastefully decorated throughout
- Must Be Viewed
- Balcony
- Council Tax Band - C
- EPC Checker - C
- Deposit Payable £1,240
- Headlease Restriction - No Pets



Energy Efficiency Rating

	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		86
(69-80) C	76	
(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	

