



145 Central Gardens, Liverpool, L1 2SS

Asking Price £165,000 Leasehold

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About the Property

Set in a desirable location close to The University of Liverpool is this spacious two-bedroom apartment.

Situated on the 5th floor within the popular Central Gardens development, the property offers easy access to many of the City's varied amenities and transport links, including Liverpool Lime Street train station, Liverpool One Shopping Centre and of course the trendy Georgian Quarter.

The accommodation briefly comprises: - communal entrance, entrance hall, fantastic size living/dining room with access onto a paved balcony, fully fitted kitchen, master bedroom with en-suite shower room, second double bedroom and family bathroom.

The apartment also benefits from a secure allocated parking space

This property would make an ideal investment or home for those looking for City Centre living! We expect high demand for this property, therefore early viewing is strongly advised to avoid disappointment!

- Service Charges 368.75 per quarter
- Car park - £18.66 per quarter
- Ground rent £150 per annum
- 125 years commencing 2004
- Council Tax - Band B
- EPC - C
- Spacious 2 bedroom apartment
- Located on 5th floor
- Excellent location close the knowledge quarter
- Viewing essential



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		
	71	82
England & Wales	EU Directive 2002/91/EC	



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