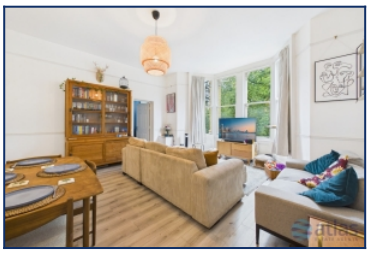
Livingston Drive South, Aigburth, L17









For Sale - £225,000 Offers in the Region of

Key Features

- 2 Bedroom 1 Bathroom Flat
- EPC Rating: D
- Welcoming Entrance Hallway
- Bright Reception and Dining Space with a Feature Bay Window
- Linked to the Kitchen with Integrated Appliances
- Two Spacious Double Bedrooms
- Modern Family Bathroom
- Allocated Parking in a Popular Location

Further Details

- Tenure: Leasehold
- Floor: 2 (no lift)
- No. of Floors: 1
- Floor Space: 68 square metres / 733 square feet
- Council Tax Band: C
- Local Authority: Liverpool City Council
- Service Charge: £180.20 per month
- Ground Rent: £100 per year
- Parking: Allocated
- No. of Parking Spaces: 1
- Outside Space: Communal Gardens
- Heating/Energy: Gas Central Heating
- Appliances/White Goods: Cooker (Electric), Cooker (Gas)

Leasehold Details

- Tenure: Leasehold
- Lease Start Date: 18/11/2002 (approx)
- Original Lease Term: 125 year(s)
- Lease Expiry Date: 17/11/2127 (approx)
- Lease Term Remaining: 100 year(s) (approx)
- Service Charge: £180 per calendar month
- Ground Rent: £100 per annum
- Leasehold Information: No restrictions on pets, the management company has to be made aware for fire safety.

  No restrictions on sub-letting (both short and long term).

Description

Brought to the market by Atlas Estate Agents, this well-presented second-floor apartment is situated on Livingston Drive South in the sought-after Aigburth area of Liverpool, L17.

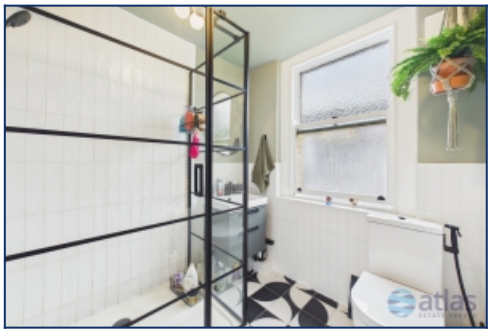
Offering well-planned accommodation arranged over one floor, the property provides a welcoming entrance hallway leading into a bright and spacious reception and dining area, enhanced by a feature bay window. The living space flows naturally towards the modern kitchen, which benefits from integrated appliances.

The property offers two generous double bedrooms, providing comfortable and versatile accommodation, alongside a modern family bathroom.

Externally, the property benefits from allocated parking, adding further convenience to this attractive apartment.

Ideally suited to first-time buyers, couples or investors, this is a fantastic opportunity to acquire a well-presented home in a popular Aigburth location.

Additional Images

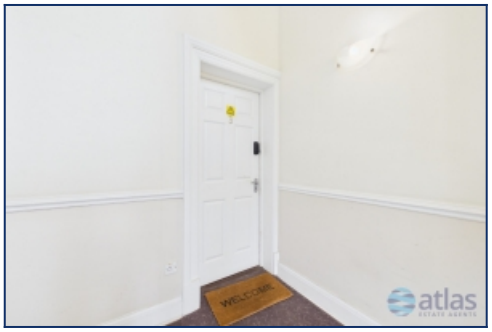

Bathroom


Communal Gardens


Front Elevation


Communal Hallway


Communal Hallway


Entrance


Hallway


Living Space


Living Space


Kitchen


Kitchen


Bedroom One



Bedroom One



Bedroom Two



Bedroom Two



Bathroom



Communal Gardens



Communal Gardens

Floor Plans



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These particulars are intended to give a fair and substantially correct overall description for the guidance of intending purchasers/tenants and do not constitute an offer or part of a contract. Please note that any services, heating systems or appliances have not been tested and no warranty can be given or implied as to their working order. Prospective purchasers/tenants ought to seek their own professional advice.

All descriptions, dimensions, areas, references to condition and necessary permissions for use and occupation and other details are given in good faith and are believed to be correct, but any intending purchasers/tenants should not rely on them as statements or representations of fact, but must satisfy themselves by inspection or otherwise as to the correctness of each of them.