

Croxteth Grove, Sefton Park, L8



To Let - £700 per calendar month

Key Features

- 2 Bedroom 1 Bathroom Apartment
- EPC Rating: C74
- Well Presented & Maintained Accommodation
- Modern Kitchen & Bathroom
- Sought After South Liverpool Location
- Local Shops and Amenities
- Minutes from Princes & Sefton Park
- Served by Excellent Transport Links
- Communal Off Street Car Parking
- Communal Garden/Patio Area
- Double Glazing & Gas Central Heating

Move-in Costs

- Security Deposit: £807.69
- To secure this property you are required to pay a holding deposit equal to one weeks rent, £161.54. The holding deposit will go on to form part of your rent/security deposit. The balance of any rent/security deposit is normally payable the working day before you move in.

Description

Brought to the market by Atlas Estate Agents, this well-presented ground floor apartment offers an excellent opportunity to enjoy comfortable living in one of South Liverpool's most desirable locations.

Situated on Croxteth Grove, just moments from the greenery of Princes Park and Sefton Park, the property is arranged neatly over one floor and has been thoughtfully maintained throughout. The accommodation comprises a welcoming reception room, ideal for relaxing or entertaining, alongside a modern fitted kitchen designed with both style and practicality in mind.

Further Details

- Furnishing: Unfurnished
- Floor: Ground
- No. of Floors: 1
- Council Tax Band: A
- Local Authority: Liverpool City Council
- Parking: On Street, Off Street, Driveway, Communal
- Outside Space: Communal Gardens
- Heating/Energy: Gas Central Heating, Double Glazing
- Appliances/White Goods: Electric Oven, Gas Hob, Fridge, Freezer, Washing Machine
- Bills Included: None

Letting Information

- Date Available From: Now
- Minimum Annual Household Income: £21,000
- Guarantor NOT required (subject to referencing)

There are two well-proportioned bedrooms, providing flexible space for rest, work or guests, complemented by a contemporary bathroom finished to a good standard. Offered unfurnished, the apartment provides a blank canvas for tenants to make the space their own.

Further benefits include double glazing and gas central heating, ensuring comfort all year round, as well as access to communal off-street parking and a shared garden/patio area, perfect for enjoying the warmer months. The location is particularly appealing, with a range of local shops and amenities close at hand and excellent transport links providing easy access to Liverpool city centre and beyond.

This attractive apartment combines modern living with a superb setting, making it an ideal home for those seeking convenience, comfort and the lifestyle benefits of South Liverpool.

Additional Images

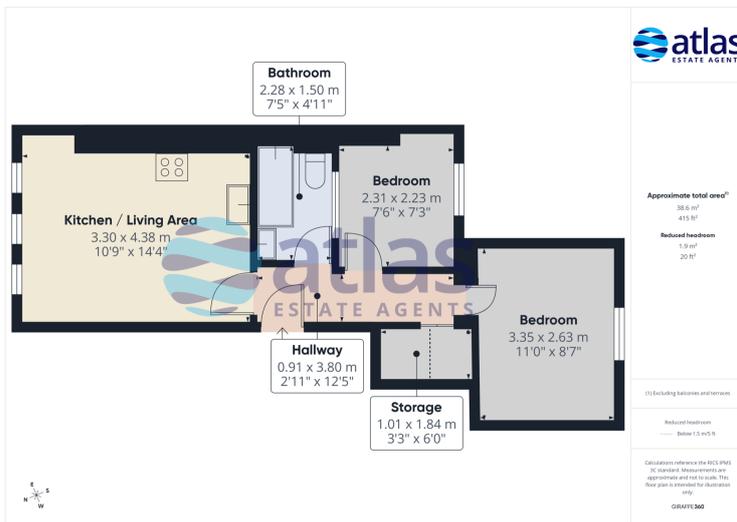


Bedroom 2



Bathroom

Floor Plans



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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.