# Ullet Road, Aigburth, L17

To Let - £1,250 per calendar month

Key Features

- 2 Bedroom 1 Bathroom Apartment
- EPC Rating: Pending
- Available Immediately
- Bright, Spacious Kitchen with Bay Window
- Two Generously Sized, Light-Filled Bedrooms
- Attractive Bathroom with Bath and Overhead Shower
- Minutes from Popular Bars, Shops and Restaurants on Smithdown Road
- 3-Minute Walk to Local Green Space Sefton Park
- Excellent Transport Links, with Frequent Bus Routes Along Ullet Road and Smithdown Road
- 15-Minute Walk to Ever-Popular Bars, Shops and Restaurants on Lark Lane

Further Details

- Furnishing: Unfurnished
- Floor: 1 (no lift)
- No. of Floors: 1
- Floor Space: 99 square metres / 1,067 square feet
- Council Tax Band: A
- Local Authority: Liverpool City Council
- Parking: Off Street
- Outside Space: Communal Gardens
- Heating/Energy: Gas Central Heating
- Appliances/White Goods: Electric Oven, Gas Hob
- Bills Included: None

Move-in Costs

- Security Deposit: £1,442.30
- To secure this property you are required to pay a holding deposit equal to one weeks rent, £288.46. 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.

Letting Information

- Date Available From: Now
- Minimum Term: 12 months
- Minimum Annual Household Income: £37,500
- Guarantor NOT required (subject to referencing)
- Pets NOT considered
- Smoking NOT permitted

Description

Brought to the market by Atlas Estate Agents, this well-presented first-floor apartment on Ullet Road offers bright, spacious living in the heart of Aigburth.

Arranged over one floor, the accommodation comprises a welcoming reception room, a generous kitchen with an attractive bay window that floods the space with natural light, two well-proportioned double bedrooms, and a stylish bathroom complete with bath and overhead shower. Offered unfurnished and available immediately, the property provides a blank canvas ready to make your own.

Perfectly positioned, you are just minutes from the popular bars, shops and restaurants along Smithdown Road and Lark Lane, while the green open spaces of Sefton Park are only a three-minute walk away. Excellent transport links are on your doorstep, with frequent bus routes running along Ullet Road and Smithdown Road, ensuring easy access across the city.

Additional Images


Bedroom 2

Kitchen

Lounge
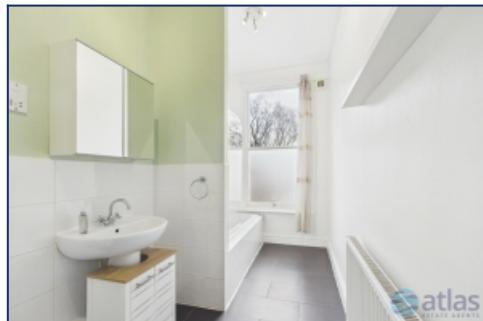
Bathroom
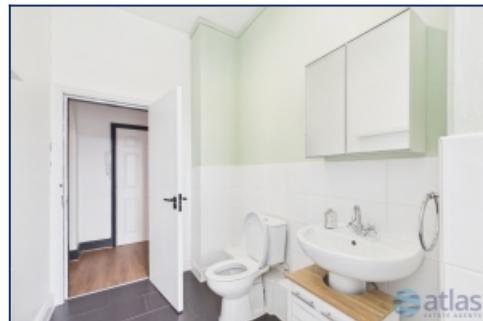
Bathroom
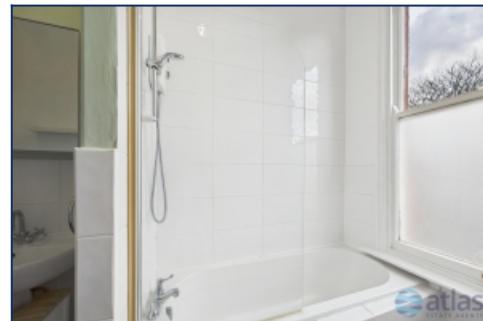
Bathroom
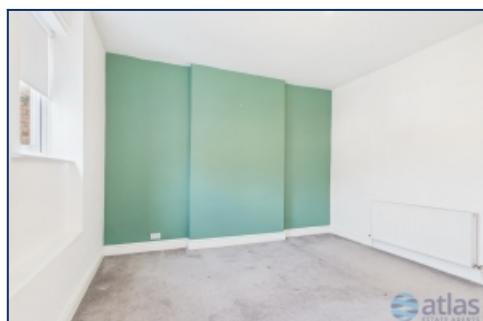
Bedroom 1
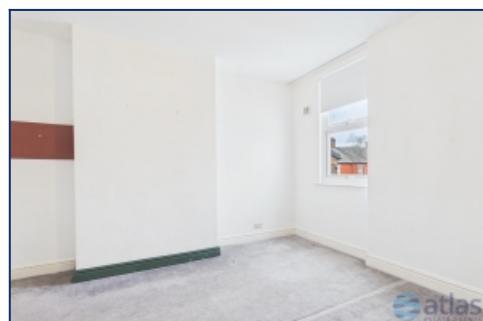
Bedroom 2
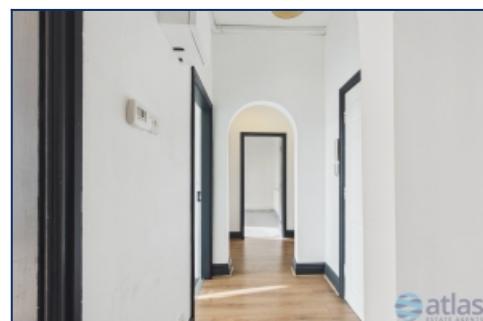
Hallway
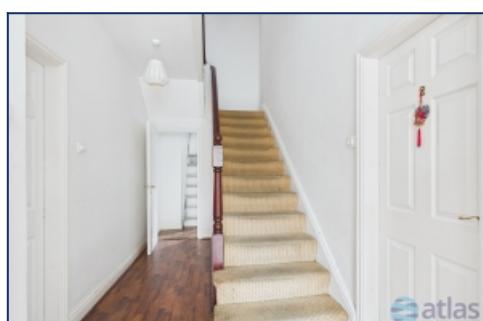
Communal Area

Communal Garden

Floor Plans

Bedroom
4.69 x 3.97 m
15'4" x 13'0"

Kitchen
4.62 x 6.32 m
15'1" x 20'9"

Hallway
1.75 x 1.36 m
5'9" x 4'5"

Bathroom
1.78 x 4.16 m
5'10" x 13'7"

Bedroom
4.32 x 4.55 m
14'1" x 14'11"

Lounge
4.42 x 5.72 m
14'6" x 18'9"

Approximate total area⁽¹⁾
99.1 m²
1067 ft²

(1) Excluding balconies and terraces

Calculations reference the RICS IPMS
3C standard. Measurements are
approximate and not to scale. This
floor plan is intended for illustration
only.

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