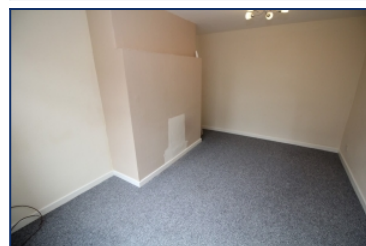


Howard Drive, Aigburth, L19



To Let - £450 per calendar month

Key Features

- 1 Bedroom 1 Bathroom Ground Floor Flat
- EPC Rating: D63
- Well Presented Accommodation
- Modern Fitted Kitchen
- Excellent Transport Links
- Local Shops and Amenities
- Sought After Location
- Double Glazing & Gas Central Heating
- Available for Long Term
- Unfurnished
- On Street Car Parking
- Viewing Highly Recommended

Further Details

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

Move-in Costs

- Security Deposit: £519.23
- To secure this property you are required to pay a holding deposit equal to one weeks rent, £103.85. 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: 6 months
- Minimum Annual Household Income: £13,500
- Housing Benefit Accepted: If you are unemployed and claiming housing benefit then you must qualify for the 1 bedroom local housing allowance (LHA) rate to pass our affordability checks and be considered for this property.
- Guarantor NOT required (subject to referencing)
- Pets NOT considered
- Smoking NOT permitted

Description

A WELL PRESENTED 1 BEDROOM GROUND FLOOR FLAT SITUATED IN A POPULAR AREA WITH EXCELLENT TRANSPORT LINKS TO LIVERPOOL CITY CENTRE.

The accommodation is situated all on the ground floor and comprises; living room, kitchen, double bedroom and an en-suite bathroom. The property has been refurbished to an good standard and benefits from double glazing and gas central heating.

There are also an array of local amenities including schools, shops, parks and leisure centres. There are also regular transport links to Liverpool city centre.

Immediate viewings are highly recommended to avoid disappointment.

Room Details

Living Room

4.73 x 3.41 metres (15' 7" x 11' 3")

Neutral decoration, grey carpet, large PVC window, radiator

Bedroom

3.15 x 2.78 metres (10' 5" x 9' 2")

Neutral decoration, grey carpet, radiator, large PVC window

Kitchen

2.28 x 2.35 metres (7' 6" x 7' 9")

Washing machine, fridge/freezer, gas cooker, range of white base and wall units, PVC window, extractor fan

En Suite Bathroom

1.70 x 2.18 metres (5' 7" x 7' 2")

Bath, shower, shower screen, wash basin, WC, radiator and extractor fan.

Additional Images



Bedroom



Bathroom

Tel: 0151 727 2469

Fax: 0151 727 4943

Atlas Estate Agents, 2 Allerton Road,
Mossley Hill, Liverpool, L18 1LN

Email: lettings@atlasestateagents.co.uk

Website: www.atlasestateagents.co.uk

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.