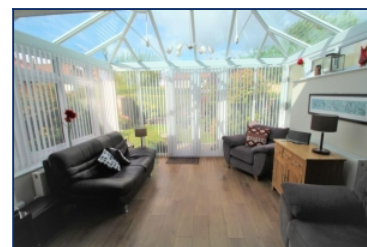


Wembley Road, Mossley Hill, L18



To Let - £1,600 per calendar month

Key Features

- 3 Bedroom 2 Bathroom Semi-Detached House
- EPC Rating: C
- Well Presented & Ready to Move Into
- Open Plan Back Lounge
- Conservatory Room with Insulated Roof
- Two Reception Rooms
- Three Spacious Bedrooms
- Two Bathrooms
- Downstairs Cloakroom
- Large Back Garden
- Driveway and Off Street Parking
- Beautiful Semi-Detached Family Home in Prime L18 Location

Move-in Costs

- Security Deposit: £1,846.15
- To secure this property you are required to pay a holding deposit equal to one weeks rent, £369.23. 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

Welcome to your new home, nestled in the heart of the desirable L18 area, brought to you by Atlas Estate Agents!

This stunning semi-detached house on Wembley Road is ready to welcome you with open arms. As you step inside, you'll immediately notice the seamless flow of space, perfect for both relaxation and entertaining.

The ground floor boasts two reception rooms, ideal for creating separate living and dining areas, allowing your family to spread out and enjoy their own space. The open-plan back lounge is bathed in natural light, creating a warm and inviting atmosphere for gatherings with loved ones. Adjacent to this is the charming conservatory room, featuring an insulated roof, providing a tranquil spot to unwind while enjoying views of the expansive back garden.

The heart of the home, the kitchen, is a culinary haven waiting to be explored. Whether you're a seasoned chef or just enjoy cooking for family and friends,

Further Details

- Furnishing: Unfurnished
- No. of Floors: 2
- Floor Space: 127 square metres / 1,367 square feet
- Council Tax Band: D
- Local Authority: Liverpool City Council
- Parking: On Street, Off Street, Driveway
- Outside Space: Back Garden
- Heating/Energy: Gas Central Heating, Double Glazing
- Appliances/White Goods: Electric Oven, Electric Hob (Induction)
- Bills Included: None

Letting Information

- Date Available From: Now
- Minimum Term: 12 months
- Minimum Annual Household Income: £48,000
- Guarantor NOT required (subject to referencing)
- Pets NOT considered
- Smoking NOT permitted

this well-appointed kitchen offers ample space and modern appliances to bring your culinary creations to life.

Venture upstairs to discover three spacious bedrooms, offering comfort and privacy for the whole family. The master bedroom boasts its own en-suite bathroom, providing a luxurious retreat at the end of a long day. An additional family bathroom serves the other two bedrooms, ensuring convenience for everyone.

Outside, the large back garden beckons for alfresco dining and outdoor play, providing a safe haven for children and pets to roam freely. With a driveway and off-street parking, you'll never have to worry about finding a spot for your vehicle.

This beautiful family home is presented unfurnished, allowing you to infuse your own style and personality into every room. With its well-maintained interior and prime location, this property is ready for you to move in and start creating unforgettable memories.

Don't miss out on the opportunity to make this stunning semi-detached house your new home sweet home. Contact Atlas Estate Agents today to schedule a viewing and begin your next chapter in the vibrant L18 community.

Additional Images



Garden

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.