

## Ripon Street, Walton, L4



To Let - £750 per calendar month

### Key Features

- 2 Bedroom 1 Bathroom Terraced House
- EPC Rating: D65
- Fully Refurbished to an Excellent Standard
- Brand New High Gloss White Kitchen
- Modern Family Bathroom
- Served by Good Transport Links
- On Street Car Parking
- Small Back Yard
- Double Glazing & Gas Central Heating
- Available for Long Term
- Unfurnished
- Viewing Highly Recommended

### Move-in Costs

- Security Deposit: £865.38
- To secure this property you are required to pay a holding deposit equal to one weeks rent, £173.08. 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

A fully refurbished 2 bedroom terrace house benefiting from a brand new high gloss white kitchen

The property briefly comprises of; entrance vestibule, knocked through living/dining room, kitchen and family bathroom. To the first floor are two bedrooms. Externally, there is a small back yard with gated access.

The property also benefits from double glazing and gas central heating.

### Further Details

- Furnishing: Unfurnished
- No. of Floors: 2
- Floor Space: 55 square metres / 592 square feet
- Council Tax Band: A
- Local Authority: Liverpool City Council
- Parking: On Street
- Outside Space: Back Yard
- Heating/Energy: Gas Central Heating, Double Glazing
- Appliances/White Goods: Electric Oven, Electric Hob (Ceramic)
- Bills Included: None

### Letting Information

- Date Available From: 19/11/24
- Minimum Term: 12 months
- Minimum Annual Household Income: £22,500
- Guarantor NOT required (subject to referencing)
- Pets NOT considered
- Smoking NOT permitted

This opportunity will not be on the market for long so contact us today to arrange your viewing!

## Additional Images



Living/Dining



Bedroom 1



Bedroom 2



Family Bathroom

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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.