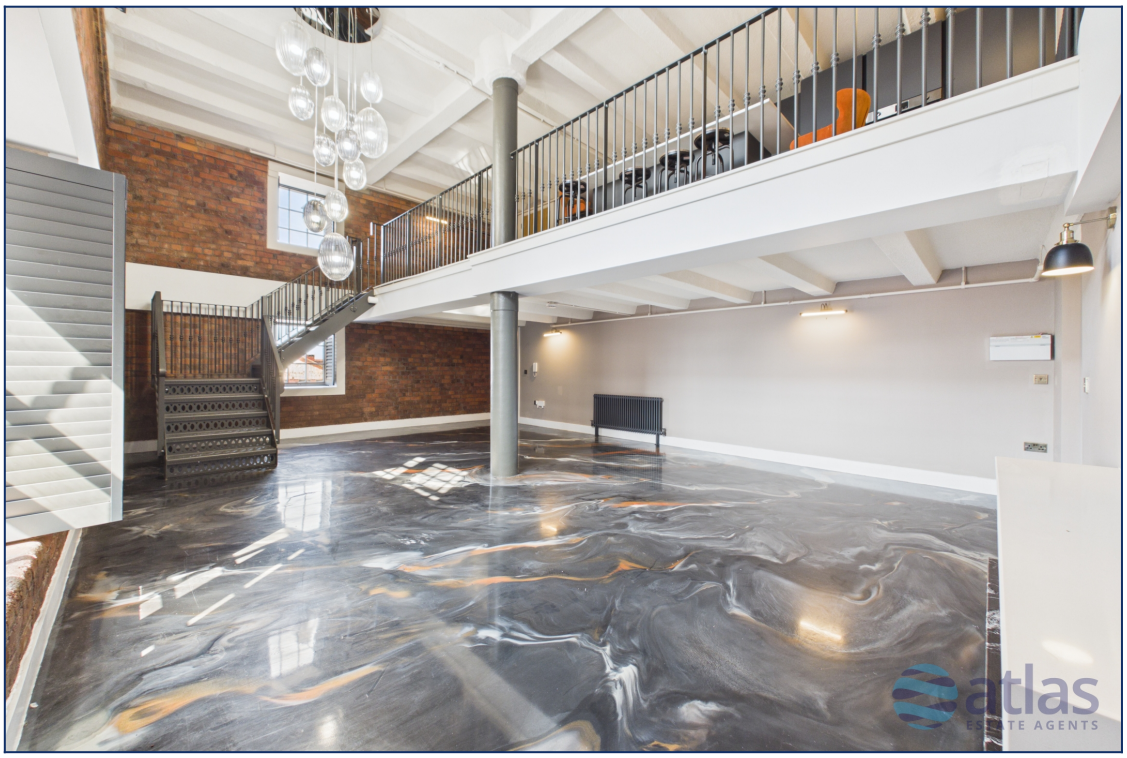
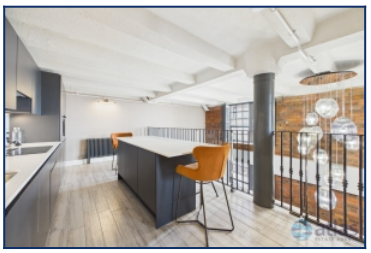
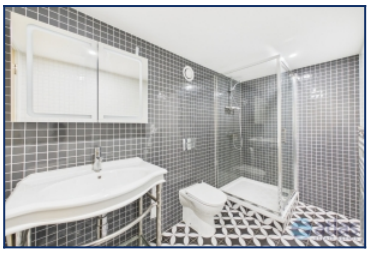
Regent Road, City Centre, L3







For Sale - £525,000 Offers in the Region of

Key Features

- 3 Bedroom 3 Bathroom Apartment
- EPC Rating: B
- Stunning Apartment, Immaculately Presented Throughout
- Spacious Open-Plan Lounge with Resin Flooring and Electric Fireplace
- Modern Fitted Kitchen with Integrated Appliances and Dining Island
- Three Well-Appointed Bedrooms, Offering Excellent Living Space
- Two Bedrooms Benefit from Walk-In Wardrobes and En-Suite Shower Rooms
- Further Bathroom with Bath and Overhead Shower
- Allocated Underground Parking Space
- Prime L3 Location, Close to Liverpool City Centre
- Available with No Onward Chain
- 24/7 Concierge Service

Further Details

- Tenure: Leasehold
- Floor: 1 (with lift access)
- No. of Floors: 2
- Floor Space: 172 square metres / 1,849 square feet
- Council Tax Band: E
- Local Authority: Liverpool City Council
- Service Charge: £407.95 per month
- Ground Rent: Peppercorn
- Security: Concierge, Intercom (Audio Only)
- Parking: Allocated
- Heating/Energy: Gas Central Heating, Double Glazing
- Appliances/White Goods: Hob (Induction), Fridge/Freezer

Leasehold Details

- Tenure: Leasehold
- Lease Start Date: 01/07/2018 (approx)
- Original Lease Term: 250 year(s)
- Lease Expiry Date: 30/06/2268 (approx)
- Lease Term Remaining: 241 year(s) (approx)
- Service Charge: £4,895 per annum
- Ground Rent: Peppercorn
- Leasehold Information: No short-term letting allowed under 1 year. Pets are allowed, but only with prior written consent.

Description

Brought to the market by Atlas Estate Agents, this exceptional apartment on Regent Road offers an impressive blend of scale, sophistication and contemporary city living. Immaculately presented throughout and arranged over two floors, the property is the largest apartment on the block, occupying a highly desirable position in the heart of L3. Lift access, allocated underground parking and a 24/7 concierge service further enhance the exceptional lifestyle

on offer, while the added advantage of no onward chain makes this a particularly compelling opportunity.

One of the property's most striking features is its dual-aspect outlook, with far-reaching views across both Liverpool's cityscape and waterfront. At the heart of the home is a truly spectacular, expansive lounge, where soaring proportions and distinctive resin flooring create an unmistakable sense of luxury. An elegant electric fireplace forms a striking focal point, while the first-floor kitchen overlooks the reception space below, creating a dramatic open-plan setting that is ideal for both entertaining and everyday living.

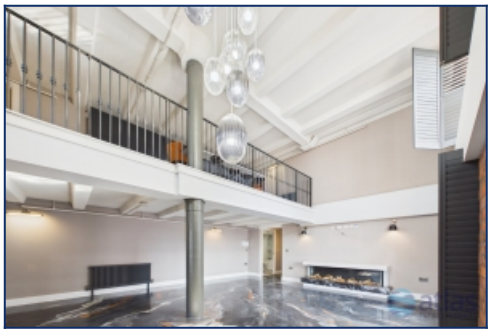
The modern fitted kitchen is beautifully appointed with integrated appliances and a generous dining island, positioned to make the most of the impressive volume and flow of the main living space.

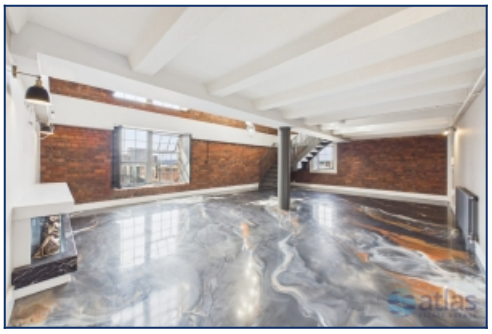
Three substantial bedrooms provide excellent accommodation, with two enjoying the added luxury of walk-in wardrobes and stylish en-suite shower rooms. A further beautifully finished bathroom features a bath with overhead shower, completing the accommodation.

With its exceptional proportions, status as the largest apartment within the block, considered layout and enviable city-centre setting, this is a sophisticated home that offers something truly distinctive. The combination of panoramic city and waterfront views, 24/7 concierge, underground parking and lift access places this apartment firmly in a league of its own. Regent Road offers the very best of Liverpool city-centre living within easy reach, while the no-onward-chain sale provides an added layer of convenience.

Additional Images

Lounge Area


Lounge Area


Lounge Area

Master Bedroom

Master Bedroom

Walk-in Wardrobe (master Bedroom)

Bedroom Two

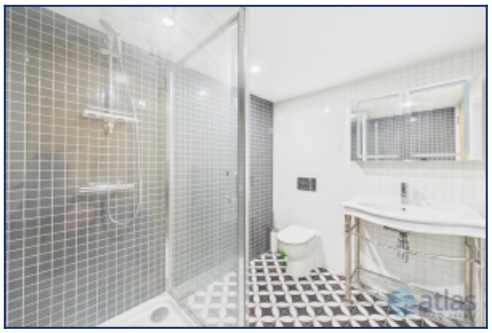
Bedroom Three

Bedroom Three

Bedroom Four

Bedroom Four

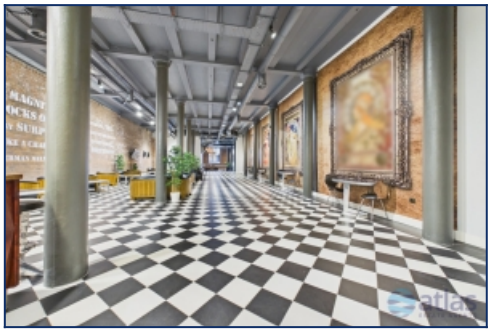
Walk-in Wardrobe (bedroom Four)



Bedroom Four En Suite

Bathroom

Communal Area



Communal Area

Apartment Entrance

Lounge Area Virtual Staging

Master Bedroom Virtual Staging

Dressing Room Virtual Staging

Apartment

Kitchen

Floor Plans

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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.