

## Ellerman Road, City Centre, L3



**To Let - £700 per calendar month**

### Key Features

- 2 Bedroom 2 Bathroom Ground Floor Flat
- EPC Rating: C72
- Bright & Spacious Ground Floor Apartment
- Modern Fitted Kitchen and Bathrooms
- Situated in the Prestigious City Quay Development
- One Allocated Car Parking Space & Visitor Parking
- Master Bedroom With En Suite Bathroom
- Double Glazing & Gas Central Heating
- Available Now
- Recently Redecorated Throughout
- Secure & Gated Complex
- Early Viewing Advised!

### Move-in Costs

- Security Deposit: £807.69
- To secure this property you are required to pay a holding deposit equal to one weeks rent, £161.54. 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

**\*\* AVAILABLE NOW \*\***

AN EXTREMELY WELL PRESENTED 2 BEDROOM 2 BATHROOM GROUND FLOOR APARTMENT SITUATED IN THE PRESTIGIOUS DEVELOPMENT OF CITY QUAY

The accommodation briefly comprises of; entrance hallway, open plan kitchen/diner with living area, two double bedrooms, family bathroom and an en-suite bathroom. Externally there is secure, gated car parking and beautiful communal gardens including a feature lake.

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

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

### Further Details

- Furnishing: Unfurnished
- Floor: Ground
- No. of Floors: 1
- Council Tax Band: C
- Local Authority: Liverpool City Council
- Parking: Visitors, Off Street, Gated, Communal, Allocated
- No. of Parking Spaces: 1
- Outside Space: Communal Gardens
- Heating/Energy: Gas Central Heating, Double Glazing
- Appliances/White Goods: Electric Oven, Gas Hob, Fridge, Freezer, Washing Machine, Dishwasher
- Bills Included: None

### Letting Information

- Date Available From: Now
- Minimum Term: 6 months
- Minimum Annual Household Income: £21,000
- Guarantor NOT required (subject to referencing)
- Pets NOT considered
- Smoking NOT permitted

## Additional Images



Bathroom



Bedroom Two



Living Room



En Suite



Bedroom Two

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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.