

Ullet Road, Aigburth, L17



For Sale - £85,000 Offers in the Region of

Key Features

- 1 Bedroom 1 Bathroom Ground Floor Flat
- EPC Rating: D66
- No Chain
- Situated Within Stunning Period Building
- Served By Excellent Transport Links
- 1x Allocated Off Street Car Parking Space
- Minutes from Sefton Park & Lark Lane
- Modern Fitted Kitchen and Bathroom
- Large Open Plan Kitchen/Living/Dining Area
- Sought After South Liverpool Location
- Double Glazing & Gas Central Heating
- Early Viewing Advised!

Further Details

- Tenure: Leasehold
- Floor: Ground
- No. of Floors: 1
- Floor Space: 46 square metres / 494 square feet
- Council Tax Band: A
- Local Authority: Liverpool City Council
- Service Charge: £120 per calendar month
- Ground Rent: £1 per annum
- Security: Intercom (Audio Only)
- Parking: On Street, Off Street, Allocated
- No. of Parking Spaces: 1
- Heating/Energy: Gas Central Heating, Double Glazing
- Appliances/White Goods: Gas Oven, Gas Hob, Fridge, Freezer, Washing Machine

Leasehold Details

- Tenure: Leasehold
- Lease Start Date: 01/01/2003 (approx)
- Original Lease Term: 999 year(s)
- Lease Expiry Date: 31/12/3001 (approx)
- Lease Term Remaining: 977 year(s) (approx)
- Service Charge: £120 per calendar month
- Ground Rent: £1 per annum
- Leasehold Information: 999 Years from 01/01/2003

Description

A WELL PRESENTED ONE BEDROOM APARTMENT SITUATED WITHIN WALKING DISTANCE FROM LARK LANE AND SEFTON PARK

Situated in Aigburth, a popular and affluent south Liverpool suburb and home to many well-known landmarks including Sefton Park, Sudley House, Otterspool Promenade, Aigburth Cricket Club and Lark Lane. Sefton Park is listed by English Heritage and covers a remarkable 235 acres. Lark Lane is a stones-throw from Sefton Park and is renowned for its bohemian chic atmosphere and features a diverse selection of wine bars, restaurants, coffee shops and independent businesses. Aigburth is also home to the 'outstanding' rated Sudley Junior School, Auckland College and St Margaret's Academy, and offers excellent road, rail and bus links to Liverpool city centre.

The accommodation briefly comprises of; entrance hallway, open living/dining room and kitchen, spacious double bedroom and family bathroom.

As an investment, the property is currently tenanted at Â£495 per calendar month. We believe this is below market value and the rent should be in the region of Â£650 pcm, please see our website for further information. Atlas Estate Agents can offer full management at a rate of just 9.5%. The property is also available with vacant possession upon completion.

The property also benefits from double glazing, gas central heating and some original period features.

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

Additional Images



Bathroom



Front Elevation



Living Room

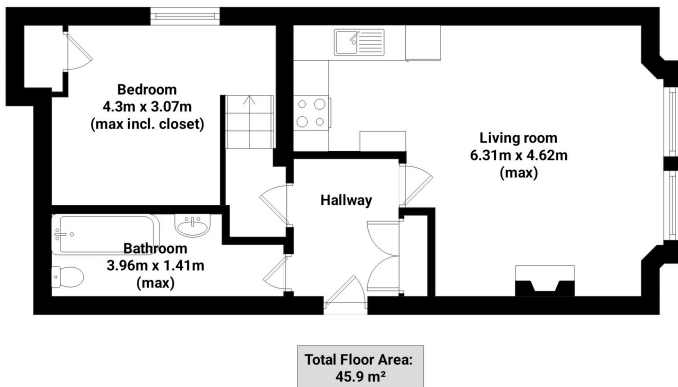


Living Room



Bedroom

Floor Plans



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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.