

## Ellerman Road, City Centre, L3



**For Sale - £140,000 Offers Over**

### Key Features

- 2 Bedroom 1 Bathroom Apartment
- EPC Rating: B82
- First Floor Apartment
- Served By Excellent Transport Links
- Local Shops and Amenities
- Allocated Parking Space & Visitor Parking
- Fitted Kitchen
- Quiet & Sought After Location
- Minutes to the City Centre
- Beautiful Communal Gardens & Water Feature
- Gas Central Heating & Double Glazing
- Early Viewing Advised!

### Further Details

- Tenure: Leasehold
- Floor: 1 (no lift)
- No. of Floors: 1
- Floor Space: 55 square metres / 587 square feet
- Council Tax Band: C
- Local Authority: Liverpool City Council
- Service Charge: £1,246 per annum
- Ground Rent: £151 per annum
- Security: Intercom (Audio Only)
- Parking: Visitors, Off Street, Gated, Bike Rack, Allocated
- No. of Parking Spaces: 1
- Outside Space: Communal Gardens
- Heating/Energy: Gas Central Heating, Double Glazing
- Appliances/White Goods: Electric Oven, Electric Hob (Ceramic), Dishwasher

### Leasehold Details

- Tenure: Leasehold
- Lease Start Date: 28/09/2001 (approx)
- Original Lease Term: 999 year(s)
- Lease Expiry Date: 27/09/3000 (approx)
- Lease Term Remaining: 976 year(s) (approx)
- Service Charge: £1,246 per annum
- Ground Rent: £151 per annum
- Leasehold Information: Pets & Subletting are permitted with consent from the Management Company.

### Description

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

City Quay is a sought after and prestigious development situated just outside Liverpool City Centre. It is surrounded by local amenities, served by excellent transport links and a few minutes walk away from the waterfront. The development has a great community vibe to people of all ages and backgrounds.



The accommodation briefly comprises of; entrance hallway, open plan kitchen/diner with living area, two double bedrooms and family 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!

Additional Images



Bedroom



Bathroom



Grounds



Reception



Reception



Kitchen



Kitchen



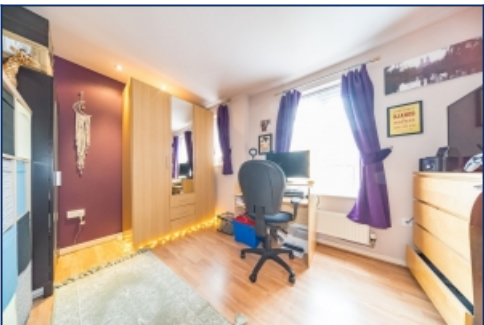
Bedroom



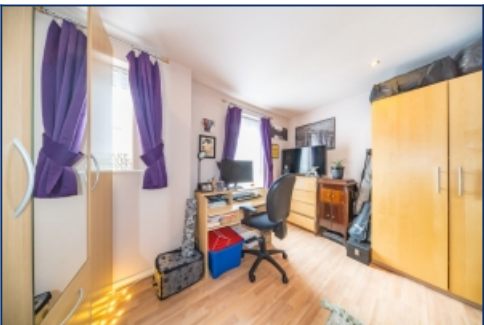
Bedroom



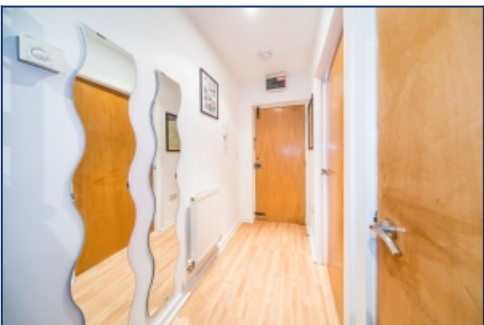
Bedroom



Bedroom 2



Bedroom 2



Hallway



Grounds

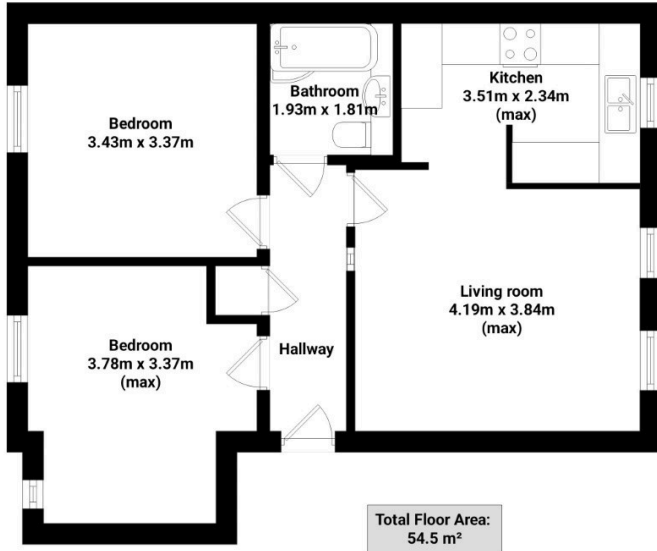


Grounds



Elevation

## 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.