

Donalds Way, Aigburth, L17



To Let - £750 per calendar month

Key Features

- 2 Bedroom 1 Bathroom Semi-Detached Bungalow
- EPC Rating: C70
- Well Presented Semi Detached Bungalow
- Sought After South Liverpool Location
- Available Now
- Served by Excellent Transport Links
- Double Glazing & Gas Central Heating
- Front and Rear Gardens
- Modern Fitted Kitchen and Bathroom
- Minutes from Aigburth Road, Lark Lane & Sefton Park
- Two Double Bedrooms
- Early Viewing Advised!

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 WELL PRESENTED TWO BEDROOM SEMI DETACHED BUNGALOW PROPERTY IN THE POPULAR SOUTH LIVERPOOL LOCATION OF AIGBURTH, L17.

Aigburth is 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 and St Margaret's Academy, and offers excellent rail and bus links to Liverpool city centre.

The accommodation briefly comprises of; entrance hallway, living/dining room, kitchen, two double bedrooms and family bathroom. Externally there are gardens to the front and rear.

Further Details

- Furnishing: Unfurnished
- No. of Floors: 1
- Council Tax Band: C
- Local Authority: Liverpool City Council
- Parking: On Street, Off Street, Driveway
- Outside Space: Patio/Decking, Front Garden, Back Garden
- Heating/Energy: Gas Central Heating, Double Glazing
- Appliances/White Goods: Electric Oven, Electric Hob (Ceramic)
- Bills Included: None

Letting Information

- Date Available From: Now
- Minimum Term: 6 months
- Minimum Annual Household Income: £22,500
- Guarantor NOT required (subject to referencing)
- Pets considered
- Smoking NOT permitted

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

We are advised by the landlord that there is an arrangement with the owner of the bungalow opposite for exclusive use of their driveway. Well behaved pets will be considered. The landlord also includes a regular gardener as part of the rent.

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

Additional Images



Garden



Bedroom Two



Entrance



Living Room



Kitchen



Bedroom One



Bedroom One



Garden

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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.