



41 The Albany, Liverpool, L3 9PA

Asking Price £200,000 Leasehold

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## About the Property

Abundant with character and charm...

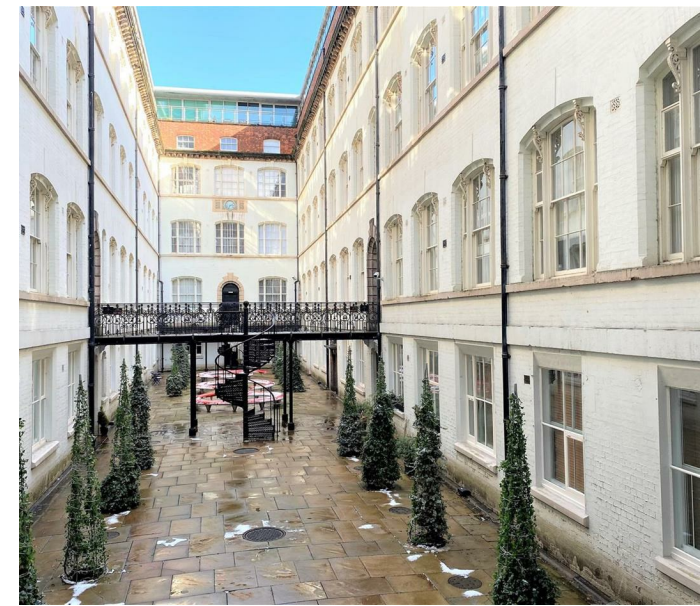
Built in 1856, The Albany retains all the exquisite charm and character that one would expect from such a beautiful building which is now converted into a stunning residential development nestled conveniently in the heart of the Business District.

This two bedroom duplex apartment is located on the 1st floor. Having attractive features in keeping with the buildings history and beauty.

The property must be viewed to appreciate the high specification accommodation which in brief comprises: Entrance hall, Spacious lounge with magnificent high ceilings and decorative coving, modern fitted kitchen and dining area, a further double bedroom and separate bathroom can be found on the ground floor level. To the first floor is the master bedroom with beautiful fitted wardrobes and en-suite shower room

The property further benefits from a space in the stacker car park and 24 hour concierge.

We expect high demand for this stunning property, therefore early viewing is strongly advised.



### Energy Efficiency Rating

	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92 plus) <b>A</b>		
(81-91) <b>B</b>		
(69-80) <b>C</b>	<b>70</b>	<b>80</b>
(55-68) <b>D</b>		
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
<i>Not energy efficient - higher running costs</i>		
<b>England &amp; Wales</b>	EU Directive 2002/91/EC	

- Service Charges - £4,347 Per annum
- Ground Rent - £250.00 Per annum
- Lease - 230 Years remaining
- Council Tax Band - D
- EPC - C
- Leasehold



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