



64 44 Pall Mall, Liverpool, L3 6EL  
Asking Price £160,000 Leasehold

www.cityresidential.co.uk



## About the Property

Welcome to this charming second floor apartment located on Pall Mall, in the heart of Liverpool city centre's Commercial District. This newly refurbished property boasts a delightful blend of modernity and comfort.

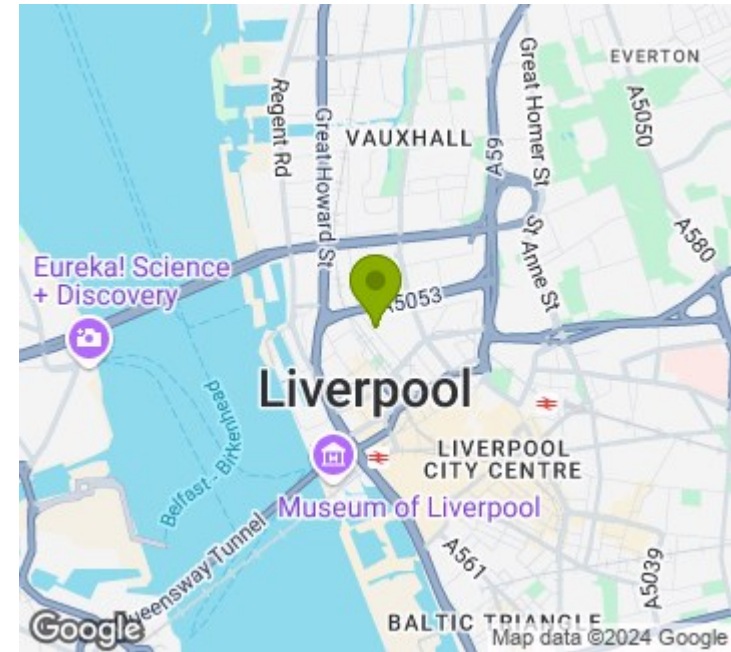
As you step into the apartment, you are greeted by a bright and airy atmosphere, thanks to the abundance of natural daylight that fills the space. The open-plan layout seamlessly connects the living/kitchen area to the balcony, offering the option of outdoor space in the city.

The apartment features two spacious double bedrooms whilst the newly refurbished kitchen and bathroom adds a touch of modern luxury.

Being centrally located, this apartment offers easy access to all the amenities Liverpool has to offer. Additionally, the availability applying for a parking permit through the Liverpool City Council offers additional convenience.

We expect this property to sell quickly, call to book your viewing today!

- Two double bedrooms
- Refurbished throughout
- Balcony
- Commercial District location



## Energy Efficiency Rating

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



City Residential  
81/87 Victoria Street, The Old Haymarket, Liverpool L1 6DG  
T: 0151 231 6100 F: 0151 231 6105  
E: sales@cityresidential.co.uk

