

Welcome to Chancellor Court, a modern residential development situated in a prime and secure location in the heart of Liverpool. This well-appointed two-bedroom ground-floor apartment combines contemporary urban living with convenience, being within easy walking distance of essential amenities and just a short stroll from the University of Liverpool campus and Liverpool Women's Hospital.

Perfect for homebuyers or investors, this property represents an excellent opportunity to acquire a well-located apartment with strong rental potential and immediate availability— "no chain".

Accommodation

The apartment opens into a spacious and secure communal entrance, leading to a bright, open-plan lounge and kitchen. This light-filled living area features a balcony with an open view, perfect for relaxing or entertaining. The property includes two generously sized double bedrooms, offering comfortable and flexible living space. The modern bathroom is finished to a high standard, completing the interior of this stylish apartment.

Features

Allocated parking space within a secure gated car park

Tenure: Leasehold – 125 years from 25 March 2003
 Service Charge: Approx. £1,088 / per year
 Ground Rent: Approx. £150 / per year
 Council Tax Band: A



Chancellor Court, L8 7BD



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- Open-Plan Lounge/Kitchen: Approx. 5.6m x 5.6m
- Bedroom 1: Approx. 4.0m x 3.1m
- Bedroom 2: Approx. 3.5m x 2.7m
- Bathroom: Approx. 2.0m x 1.9m
- Top floor flat with open views
- Furnished
- NO chain
- Allocated parking space
- EPC rate: D
- Leasehold – 103 years remaining
- Council Tax Band: A



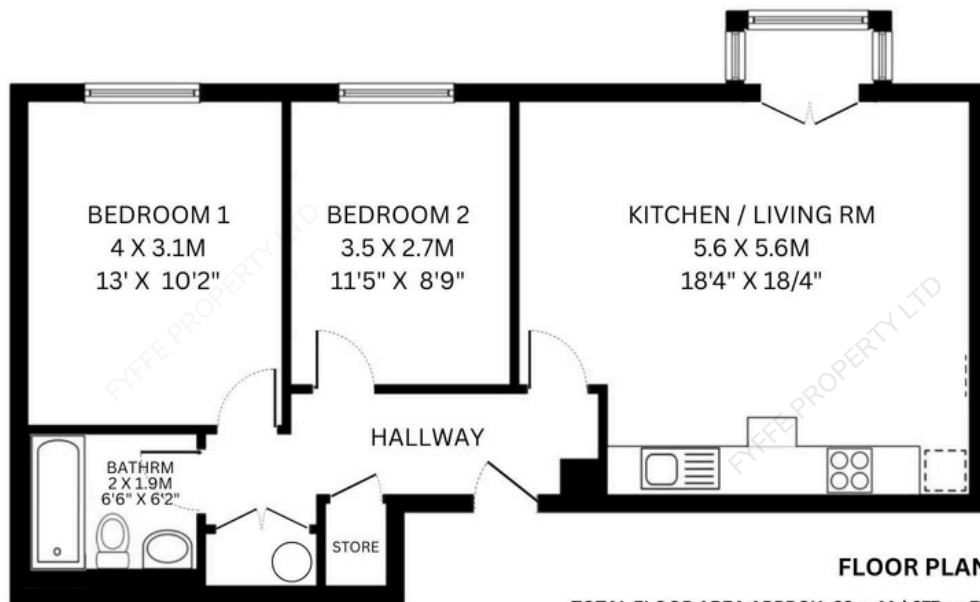
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TOTAL FLOOR AREA APPROX. 63 sqM / 677 sq FT
Not To Scale