



**Willow Rise Roughwood Drive, Liverpool L33 8WZ**

**welcome to**

**Willow Rise Roughwood Drive, Liverpool**

Offered with no chain Cash offers only for this well maintained two bedroom (master with en-suite) 14th floor purpose built apartment which has stunning views from a large balcony An excellent investment opportunity that has been tenanted at a monthly rent of £725



**Entrance Hall**

With stairs and lift

**Internal Hall**

With a staircase to the living accommodation and storage area Electric radiator

**Cloak Room**

Off the internal hall with w.c and hand wash basin

**Hall**

With storage cupboard Electric radiator

Modern open plan living space uPVC windows to the side uPVC French Doors to the rear giving access on to the balcony Electric radiator

**Lounge/ Dining Room/ Kitchen**

19' x 12' 7" ( 5.79m x 3.84m )

Modern open plan living space uPVC windows to the side uPVC French Doors to the rear giving access on to the balcony Electric radiator

**Bedroom 1**

French doors on to a large balcony Electric radiator

**En-Suite**

Walk in shower cubicle, Wash hand basin W.C.  
Electric towel radiator Partially tiled

**Bedroom 2**

Irregular Shaped Room 12' 3" x 8' 3" ( 3.73m x 2.51m)  
Plus recess of 8'9 x5'6 with skylight window uPVC window Electric radiator

**Bathroom**

Fitted with a modern traditional 3 piece suite  
Panelled bath with mixer taps and shower Wash hand basin W.C Part tiled Xpelair

**Outside**

There is secure and allocated parking We understand this property has 2 spaces behind electric gates



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welcome to

## Willow Rise Roughwood Drive, Liverpool

- Cash offers only
- A well maintained two bedroom 14th floor purpose built apartment
- Master bedroom with en-suite shower room
- Stunning views from the large balcony
- Immediate vacant possession

Tenure: Leasehold EPC Rating: E

This is a Leasehold property. We are awaiting further details about the Term of the lease. For further information please contact the branch. Please note additional fees could be incurred for items such as Leasehold packs.

offers in the region of

**£50,000**



Please note the marker reflects the postcode not the actual property

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Property Ref:  
ALT122277 - 0003

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