

Dinas Court Harrington Road, Liverpool L36 2QY



welcome to

Dinas Court Harrington Road, Liverpool

The rent received is £500.00 pcm (which is going to be increased to £625.00 pcm) and will appeal to owner occupiers and investors. This two bedroom ground floor purpose built apartment demands internal inspection













Entrance Porch

Communal area.

Entrance Hall Storage cupboard, radiator.

Lounge 21' 6" into bay x 12' 10" to max (6.55m into bay x 3.91m to max) Double glazed window to the rear.

Kitchen

Fitted kitchen with wall and base units incorporating work surfaces, gas hob, electric oven, radiator.

Bedroom One

15' into bay x 12' 5" to max (4.57m into bay x 3.78m to max) Double glazed window to front and side, radiator, .

Bathroom

WC, panel bath with shower, radiator, double glazed window to the side, access to bedroom one.

Front Garden

Communal .

Parking Communal - allocated parking, secure gates.

Agents Note

Ground rent is £100.00 PA

Service charge is £1,355.96 PA





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Dinas Court Harrington Road, Liverpool

- Council Tax Band A
- Current rent £500 pcm rising to £625 pcm
- Purpose built ground floor apartment
- Two good size bedrooms
- Modern open plan living space

Tenure: Leasehold EPC Rating: B

This is a Leasehold property with details as follows; Term of Lease 999 years from 01 Jan 2006. Should you require further information please contact the branch. Please Note additional fees could be incurred for items such as Leasehold packs.

£75,000



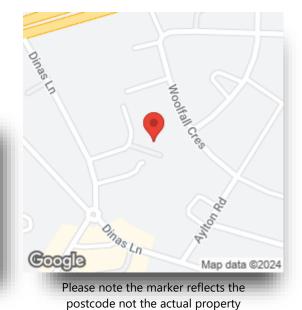


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Property Ref: ALT122303 - 0007 1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there is no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures or services and it is in the buyers interest to check the working condition of any appliances. 5. Where an EPC, or a Home Report (Scotland only) is held for this property, it is available for inspection at the branch by appointment. If you require a printed version of a Home Report, you will need to pay a reasonable production charge reflecting printing and other costs. 6. We are not able to offer an opinion either written or verbal on the content of these reports and this must be obtained from your legal representative. 7. Whilst we take care in preparing these reports, a buyer should ensure that his/her legal representative confirms as soon as possible all matters relating to title including the extent and boundaries of the property and other important matters before exchange of contracts.

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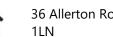
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