



**St Annes Court Aigburth Road, Liverpool L17 6BH**



**welcome to**

**St Annes Court Aigburth Road,Liverpool**

Welcome to this remarkable top-floor two-bedroom apartment, an oasis of comfort and style, offering stunning views over the beautifully maintained communal garden through expansive floor-to-ceiling windows



### **Entrance Hall**

Intercom, storage cupboard, storage heater.

### **Lounge/Diner**

20' 1" x 11' ( 6.12m x 3.35m )

Double glazed picture window to the rear, telephone port.

### **Kitchen**

12' 4" x 7' 9" ( 3.76m x 2.36m )

Fitted kitchen with wall and base units, work surfaces incorporating a sink, electric hob, integrated fridge freezer, washing machine, double glazed window to the rear.

### **Bedroom One**

11' 8" x 7' 3" ( 3.56m x 2.21m )

Double glazed window to the rear, built in storage above bed.

### **Dressing Room**

8' 4" x 9' 3" ( 2.54m x 2.82m )

Double glazed window to the rear, built in wardrobes.

### **Bedroom Two**

8' 4" x 12' 8" ( 2.54m x 3.86m )

Double glazed window to the front, built in wardrobes and draws.

### **Shower Room**

6' 5" x 6' 3" ( 1.96m x 1.91m )

Double glazed window to the side, W.C, shower cubicle, wash hand basin.

### **Garage**

16' 4" x 8' 4" ( 4.98m x 2.54m )



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## **St Annes Court Aigburth Road, Liverpool**

- Two-bedroom apartment
- Top-floor
- Lounge diner
- Contemporary separate kitchen
- 

Tenure: Leasehold EPC Rating: C

Council Tax Band: B Service Charge: 1300.00

Ground Rent: Ask Agent

This is a Leasehold property with details as follows; Term of Lease 999 years from 01 Jan 1972. Should you require further information please contact the branch. Please Note additional fees could be incurred for items such as Leasehold packs.

offers over

**£185,000**



Please note the marker reflects the postcode not the actual property

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Property Ref:  
ALT123661 - 0007

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