

# HUNTERS<sup>®</sup>

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## Clarence Street

Liverpool, L3 5TN

Asking Price £230,000



Welcome to Clarence Street, Liverpool - a charming location in the heart of the Georgian Quarter. This delightful two-bedroom duplex apartment boasts not just one, but two bathrooms for your convenience.

As you step into this duplex apartment, to the left you will be greeted by the open plan kitchen and living room which creates a spacious and inviting atmosphere, perfect for entertaining guests or simply unwinding after a long day.

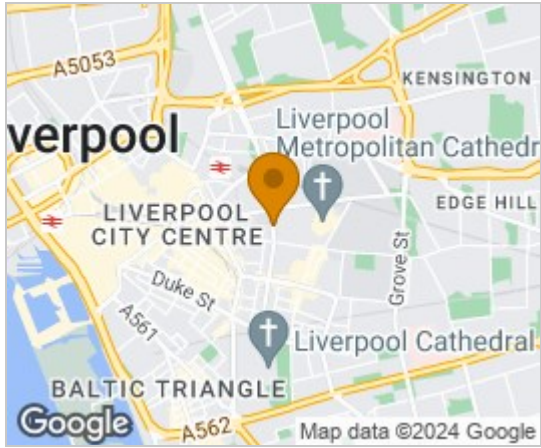
There is a large bathroom & double bedroom on the ground floor, along with a large double bedroom complete with ensuite on the floor below.

The property also boasts an off-road parking space to the rear along with a share of the freehold of the building.

Located in the historic Georgian Quarter, this property offers a unique blend of modern comfort and classic architecture. Whether you're looking for a cozy home or a stylish retreat, this two-bedroom apartment is sure



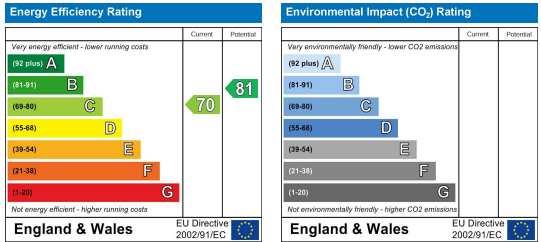
### Area Map



### Floor Plans



### Energy Efficiency Graph



These particulars are intended to give a fair and reliable description of the property but no responsibility for any inaccuracy or error can be accepted and do not constitute an offer or contract. We have not tested any services or appliances (including central heating if fitted) referred to in these particulars and the purchasers are advised to satisfy themselves as to the working order and condition. If a property is unoccupied at any time there may be reconnection charges for any switched off/disconnected or drained services or appliances - All measurements are approximate. **THINKING OF SELLING?** If you are thinking of selling your home or just curious to discover the value of your property, Hunters would be pleased to provide free, no obligation sales and marketing advice. Even if your home is outside the area covered by our local offices we can arrange a Market Appraisal through our national network of Hunters estate agents.