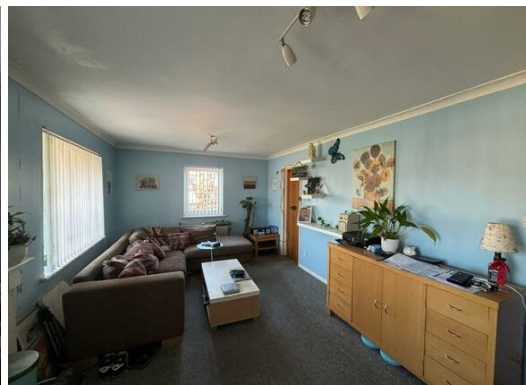




- \*Two Bedroom Flat
- \*Duplex
- \*Ample Visitors Parking
- \*Canal Side
- \*Conveniently Located For All Local Amenities and Public Transport





Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92-100) <b>A</b>		
(81-91) <b>B</b>		
(69-80) <b>C</b>		
(55-68) <b>D</b>	55	68
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
Not energy efficient - higher running costs		
England, Scotland & Wales	EU Directive 2002/91/EC	

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- \*Duplex
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\*Straightforward Sales & Lettings

Title Number - MS247246

Local Authority - Sefton

Council tax - Band A

Estimated Annual Council Tax Cost - £1,559

Tenure - Leasehold

Lease Start Date 21/10/1986

Lease End Date - 15/05/2193

Lease Term - 125 years from 22 October 1986

Lease Term Remaining - 87 Years

Conservation Area - No

Flood Risk

Rivers & Seas: No Risk

Surface Water: High

Satellite / Fibre TV Availability - BT, SKY

Mobile: 02, Three, EE Vodafone

(Data Source From Sprift)

97 | SOUTH ROAD | WATERLOO | L22 0LR

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E-mail: [info@logicstates.co.uk](mailto:info@logicstates.co.uk)





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