



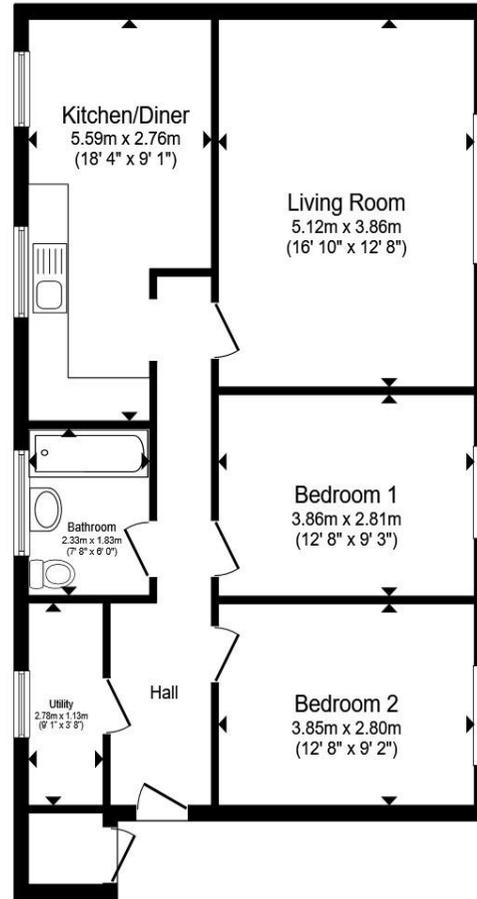
Statton Road, Liverpool L13 4BE

welcome to

Statton Road, Liverpool

A spacious and well presented apartment in a popular location. The property provides easy access to a wide range of amenities including easy access to the motorway network, and extensive range of shops and leisure facilities available at Old Swan and Edge lane retail park. The apartment has had a recent decoration to a very high standard of finish, including, wall panels in hall, radiators and carpets in hall and bedrooms. Outside of the property is a garden to the rear. The property itself offers a well planned and spacious layout, and an internal inspection is highly recommended to fully appreciate this lovely apartment.





Second Floor

Total floor area 74.8 m² (805 sq.ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.propertybox.io

welcome to

Statton Road, Liverpool

- A 2 bedroomed apartment in a popular location
- Easy access to the motorway network
- Close to the extensive facilities in Old swan and Edge lane
- A deceptively spacious apartment
- Lovely standard of presentation

Tenure: Leasehold EPC Rating: C

Council Tax Band: A Service Charge: 804.00

Ground Rent: 10.00

This is a Leasehold property with details as follows; Term of Lease 125 years from 04 Jul 1983. Should you require further information please contact the branch. Please Note additional fees could be incurred for items such as Leasehold packs.

offers over

£90,000



Please note the marker reflects the postcode not the actual property

view this property online [jonesandchapman.co.uk/Property/ALT124386](https://www.jonesandchapman.co.uk/Property/ALT124386)



Property Ref:
ALT124386 - 0004

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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