



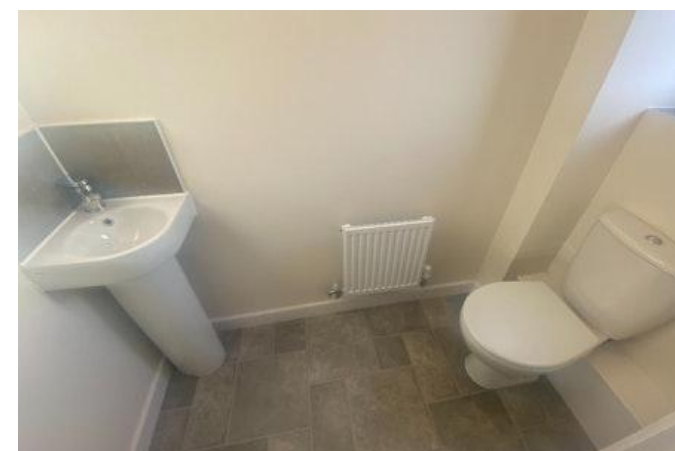
117 South Dean Road, Liverpool

£1,200 PCM



Key Features

- Semi detached home
- Modern kitchen
- Modern bathroom
- Driveway
- Garden to rear
- EPC rating B
- Council Tax Band B
- Deposit - £1384
- Holding Deposit - £276



Accommodation comprises an entrance hall, downstairs cloakroom/WC, a spacious reception room, and a kitchen diner with patio doors leading to a generously sized rear garden.

To the first floor, there are three bedrooms, comprising two double bedrooms and one single bedroom. The principal bedroom benefits from an en-suite bathroom, and there is also a family bathroom serving the remaining bedrooms.

The property is offered on an unfurnished basis and benefits from gas central heating and double glazing throughout.

This modern and well-presented home offers comfortable living accommodation, making it ideal for families or professional tenants. Additional benefits include a private driveway, an EPC rating of B, gas central heating, and double glazing throughout.

The property is situated in a convenient residential location, providing easy access to local amenities, transport links, and a selection of nearby schools.

For information on broadband and mobile coverage in the area, please visit checker.ofcom.org.uk. Should you require EV charging, we recommend confirming whether the property can support the installation of an EV charging point. To check the property's flood risk, please visit gov.uk/check-long-term-flood-risk.

We have taken every care to ensure that the particulars provided are accurate; however, they cannot be guaranteed. Prospective tenants are advised to satisfy themselves by inspection and make any further enquiries prior to entering into a tenancy agreement.



