



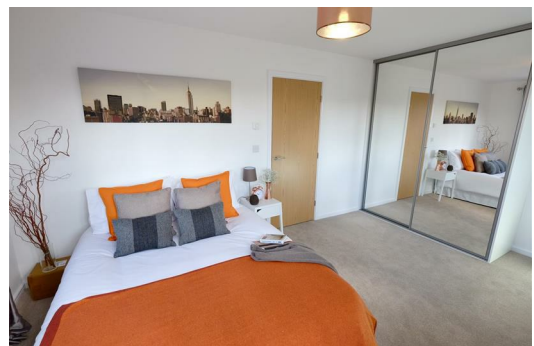
Eastbrooke Village, Maghull, L31

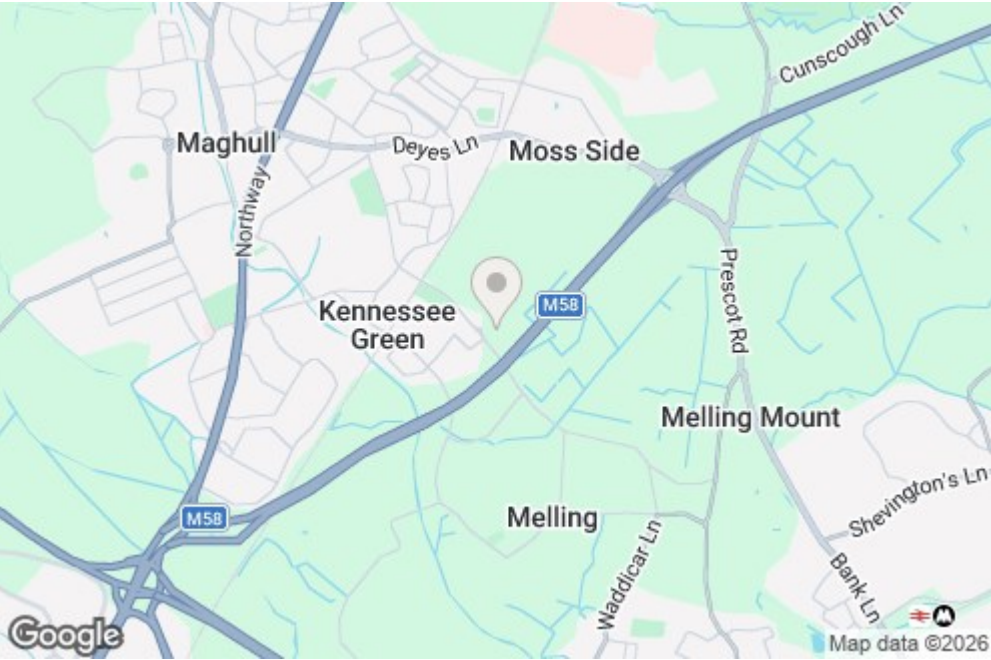
£1,500 Per Month

We are pleased to present Eastbrook Village, a development comprising of two, three and four-bedroom homes in the town of Maghull. Just 10 miles north of Liverpool, and designed with a comfortable and contemporary lifestyle in mind, this development is the ideal sanctuary for young professionals and families alike.

You will love coming home to the Grantham every day. On the ground floor, the open-plan integrated kitchen and dining room makes a great entertainment space, and this connects to the garden via French windows – perfect for summer barbecues and family parties. Across the hallway, you have the spacious living room where you can relax after a hard day at the office. To the right is the downstairs WC.

Upstairs, there's the master bedroom, two more bedrooms and the stylish family-sized bathroom with a separate bath and shower. Beautiful flooring runs throughout this contemporary, energy-efficient home. Every last detail has been designed and built to high standards and fitted alarm systems provide extra security and peace of mind.





| Energy Efficiency Rating                    |        | Environmental Impact (CO <sub>2</sub> ) Rating                  |        |
|---------------------------------------------|--------|-----------------------------------------------------------------|--------|
| Very energy efficient - lower running costs | Score  | Very environmentally friendly - lower CO <sub>2</sub> emissions | Score  |
| A                                           | 92-100 | A                                                               | 35-45  |
| B                                           | 81-91  | B                                                               | 46-55  |
| C                                           | 69-80  | C                                                               | 56-65  |
| D                                           | 58-68  | D                                                               | 66-75  |
| E                                           | 47-57  | E                                                               | 76-85  |
| F                                           | 35-46  | F                                                               | 86-95  |
| G                                           | 21-34  | G                                                               | 96-100 |
| Not energy efficient - higher running costs |        | Not environmentally friendly - higher CO <sub>2</sub> emissions |        |