



## 89 Norfolk House 42 Simpson Street

, Liverpool, L1 0AZ

£800

We are pleased to present this charming studio apartment located at 42 Simpson Street, Liverpool. Situated on the 7th floor, this stylishly furnished residence offers stunning views from its south-facing balcony, perfect for enjoying the sunshine.

Upon entering, you will find a welcoming communal entrance with both stairs and a lift providing easy access to the upper floors. The entrance hallway leads you into a well-designed open-plan living and dining area, seamlessly connected to a modern kitchen featuring high gloss white units. This space is ideal for both relaxation and entertaining.

The studio includes a comfortable bed area, ensuring a restful night's sleep, and a contemporary shower room fitted with a sleek white suite. The apartment is available from the 4th of April and falls under Council Tax Band A, making it an attractive option for those looking to manage their expenses.

With a rental price of £800 per calendar month, which includes water, this property represents excellent value for those seeking a stylish and convenient living space in the heart of Liverpool. Don't miss the opportunity to make this delightful studio your new home.

- Studio Apartment
- Furnished
- Double Glazing
- Balcony
- EPC Rating B
- Available end of March
- Viewing required
- Rent includes Water & Electricity

### Viewing

Please contact our Michael Moon Office on 0151 924 1000 if you wish to arrange a viewing appointment for this property or require further information.



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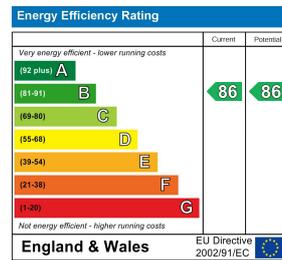
## Floor Plan



## Area Map



## Energy Efficiency Graph



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