





- * Two Bedroom Fourth Floor Apartment
- * Rooftop Garden, Bar & Restaurant
- * Part Furnished
- * Close to a Range of Public Transport
- * Council Tax Band A





Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92-100) A		
(81-91) B		
(69-80) C	81	84
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England, Scotland & Wales EU Directive 2002/91/EC 		

Environmental Impact (CO ₂) Rating		
	Current	Potential
Very environmentally friendly - lower CO ₂ emissions		
(92-100) A		
(81-91) B	83	85
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not environmentally friendly - higher CO ₂ emissions		
England, Scotland & Wales EU Directive 2002/91/EC 		

Local Authority:
Sefton

Council Tax:
Band A

Annual Estimate:
£1,392 pa

Mobile (based on calls indoors):
O2
EE
Three
Vodafone

Broadband (estimated speeds):
Standard 3 mbps
Superfast 80 mbps
Ultrafast 1000 mbps

Satellite & Cable TV Availability:
BT
Sky
Virgin

These particulars do not form part of any offer or contract and must not be relied upon as statements or representations of fact. Any areas, measurements or distances are approximate. The text, photographs and plans are for guidance only and are not necessarily comprehensive. It should not be assumed that the property has all the necessary planning, building regulation or other consents and we have not tested services, equipment or facilities. Purchasers must satisfy themselves by inspection or otherwise.