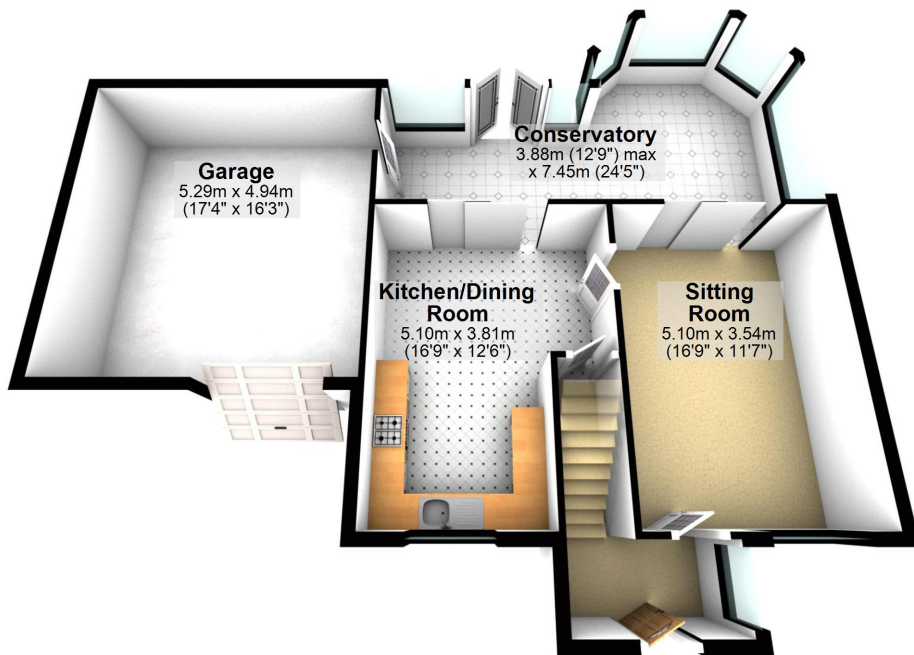




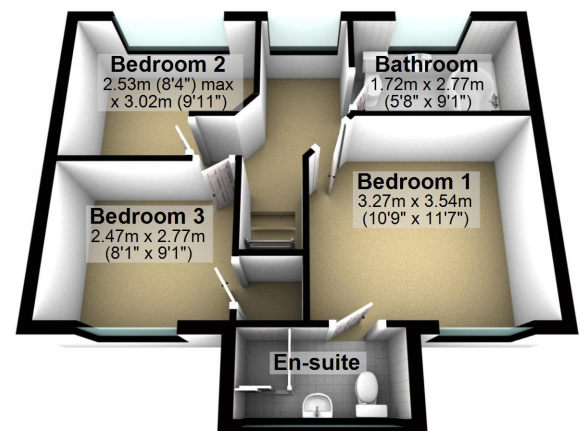
- Click video for key facts
- Selling the FACTS not the FLOWER
- 3 Bedroom detached house
 - Conservatory
 - Rear Garden
- Driveway and Garage



Ground Floor



First Floor



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.



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92-100) A		
(81-91) B		86
(69-80) C	71	
(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	

SELLING THE FACTS NOT THE FLOWER!

For all room sizes / dimensions, please see the floorplan

Title Number - MS370378

Tenure - Leasehold

Lease Start Date- 01 Jan 1990

Lease End Date - 01 Jan 2790

Lease Term- 800 years from 1 January 1990

Lease Term Remaining- 768 years

Local Authority - Sefton Council

Council Tax - Band:D

Annual Price: £2,042.49

Conservation Area - No

Flood Risk - Very Low

Floor Area - 893.41 ft 2 / 83 m 2

Plot size - 0.07 acres

Mobile coverage

EE - Great

Vodafone - Great

Three - Great

O2 - Great

Broadband

Basic 5 Mbps

Superfast 75 Mbps

Satellite / Fibre TV Availability

BT - Great

97 | SOUTH ROAD | WATERLOO | L22 0LR

Tel: 0151 920 2404

E-mail: info@logicstates.co.uk





Sky - Great
Virgin - Good

(Data sourced from Sprift)

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