

Merrilocks Road  
Crosby, L23

Leasehold  
£220,000



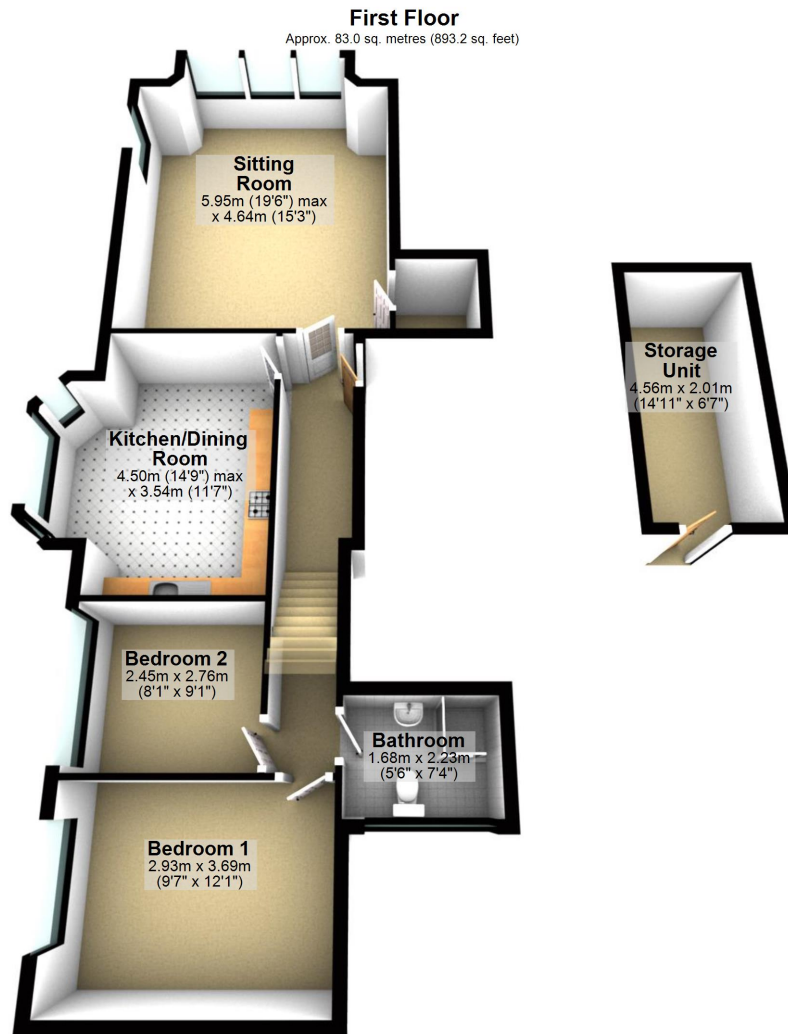
- Click video for Key facts
- Selling the FACTS not the FLOWER
- Two bedroom first floor apartment
  - Communal gardens
  - 2 parking spaces
  - Storage unit



97 | SOUTH ROAD | WATERLOO | L22 0LR  
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Total area: approx. 83.0 sq. metres (893.2 sq. feet)

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.



## SELLING THE FACTS NOT THE FLOWER

For all room sizes / dimensions, please see the floorplan.

Title Number - MS533003

Tenure - Leasehold

Local Authority - Sefton Council

Council Tax - C

Conservation Area - Blundellsands Park, Sefton, 1982

Flood Risk - Very Low

Floor Area - 828.82 ft<sup>2</sup> / 77 m<sup>2</sup>

Plot size - 0.05 acres

Mobile coverage

EE

Vodafone

Three

O2

Broadband

Basic 16 Mbps

Superfast 73 Mbps

Ultrafast 1000 Mbps

Satellite / Fibre TV Availability

BT

Sky

Virgin

(Data sourced from Sprift)

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