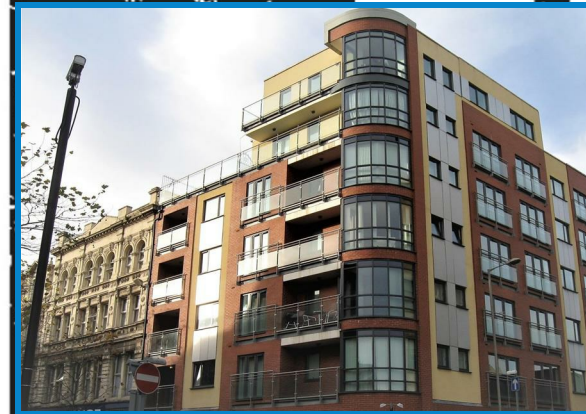


# SALE

# AGREED



19 The Atrium, Liverpool , L3 8JA  
Asking price £119,950

**bluerow**  
SALES | LETTINGS | INVESTMENTS

Bluerow Homes are please to offer this fourth floor apartment in this modern development located close to the busy shopping area of London Road and convenient for the University, Royal Liverpool Hospital and Lime Street station.

The well planned accommodation includes a security entrance door, stairs and lift to upper floors, private entrance, hallway, sitting/dining room with balcony off open to kitchen area.

The master bedroom is a double with en-suite shower room. The second bedroom is a small double. It has a bathroom with white suite.

Fixed term tenancy until July 2019 paying £695pcm

We are advised on the figures below, yet to be confirmed;  
 Lease 125 Years from 2004  
 Service charge £ 1378 pa  
 Ground rent £250 pa

**Communal Entrance**

Intercom entry system, stairs and lift to all floors, inner central communal atrium area

**Apartment Entrance**

intercom handset, electric radiator, laminate flooring, storage cupboard housing hot water cylinder

**Living/Dining Area**

11'8" x 11'10" (3.58 x 3.63)

Wood laminate flooring, electric radiator, floor to ceiling double glazed curved window with double glazed door to balcony, open to;

**Kitchen Area**

6'3" x 9'7" (1.93 x 2.94)

Wall and floor cupboards, drawers and work surfaces, built in oven and hob, space for fridge and washing machine, electric radiator, double glazed window

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**Master Bedroom**

12'9" x 9'7" (3.91 x 2.94)

Carpet flooring, ceiling light, electric radiator, double glazed door to Juliette balcony, door leading to;

**En-suite Shower Room**

White suite comprising low level w.c., wash hand basin, step in shower cubicle, part tiled walls, extractor fan

**Bedroom Two**

7'9" x 8'2" (2.38 x 2.51)

Carpet flooring, ceiling lighting, electric radiator, double glazed window

**Bathroom**

White three piece suite comprising a panelled bath, wash hand basin, Low level w.c., vanity unit, shaver point, electric heater

**Balcony**

Private balcony with accessed via living room door or door from master bedroom

