

## 27 CORNWALLIS COURT

LIVERPOOL, L1 5EL

£125,000  
LEASEHOLD

Mistoria Estate agents are pleased to offer for sale this modern one bed apartment nestled in the vibrant heart of Liverpool, this superbly located one-bedroom apartment on Cornwallis Street offers an exceptional opportunity for first-time buyers and investors alike. Spanning an impressive 797 square feet, this modern residence boasts a thoughtfully designed open-plan lounge, dining area, and kitchen, creating a spacious and inviting atmosphere perfect for both relaxation and entertaining.

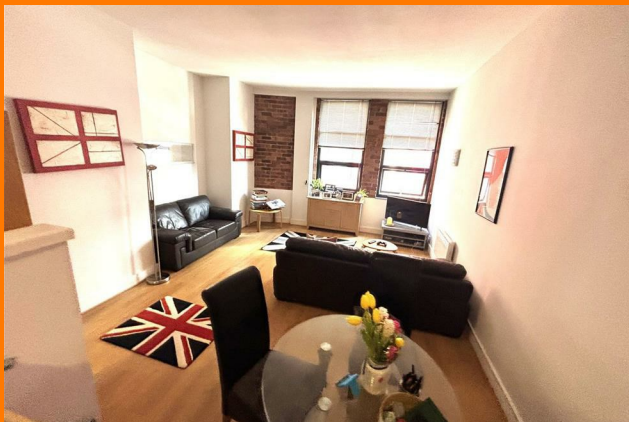
The apartment features a contemporary bathroom, complete with stylish fixtures that enhance the overall appeal of the home. With the added convenience of a lift and intercom entry, residents can enjoy both comfort and security. The property also includes secure parking, a valuable asset in the bustling city centre.

Currently utilised as an investment property, this apartment is offered with no chain and vacant possession, allowing for a seamless transition for the new owner. Its prime location ensures easy



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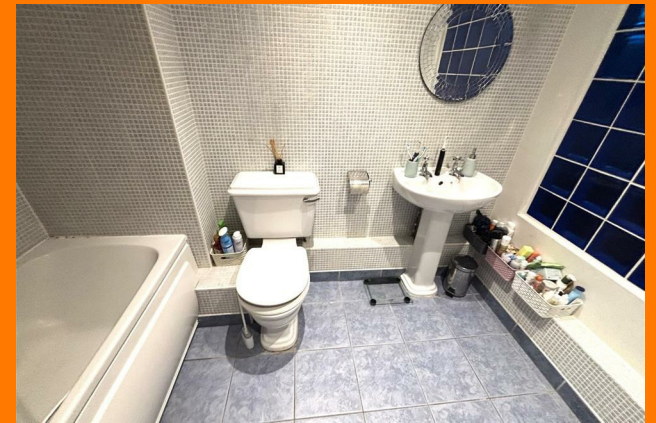
• SUPERBLY LOCATED ONE BED APARTMENT IN THE HEART OF IT ALL!!! • INTERCOM ENTRY, LIFT, SECURE PARKING. • OPEN PLAN LOUNGE-DINER-KITCHEN . • LARGE BEDROOM, BATHROOM WITH FEATURE GLASS. • DG & ALL ELECTRIC. INTREGATED APPLIANCES. • CURRENTLY USED AS AN INVESTMENT PROPERTY. • NEAR AMENITIES, TRANSPORT LINKS & CITY CENTRE LIVING. • IDEAL PROPERTY FOR B2LET/ OR FTB BUYER AS OF CONDITION, LOCATION & PRICE. • LEASEHOLD, NO CHAIN!!! VACANT POSSESSION!!! • CALL MISTORIA ESTATE AGENTS TODAY TO GET YOUR VIEWING!!!!



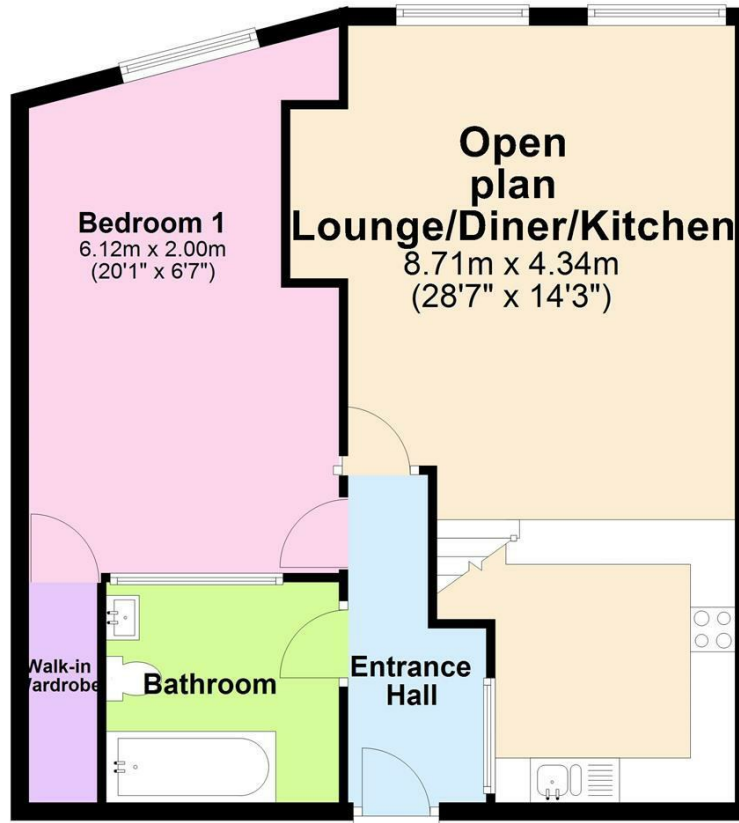
## Disclaimer

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## Ground Floor



Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			
(81-91) B			
(69-80) C			86
(55-68) D		70	
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	

Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements

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