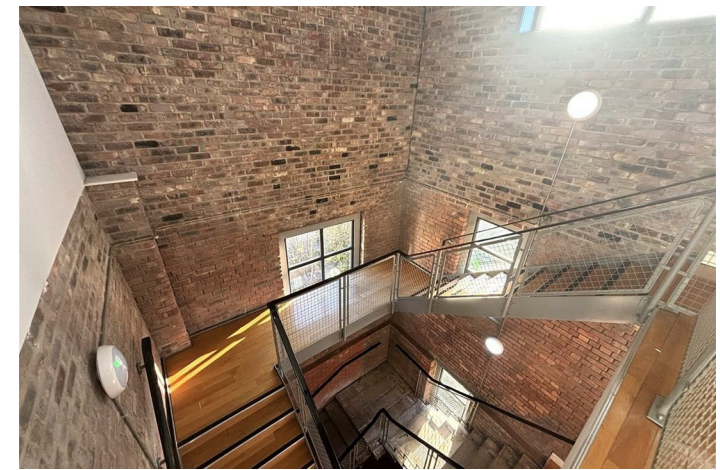




27 CORNWALLIS COURT

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.

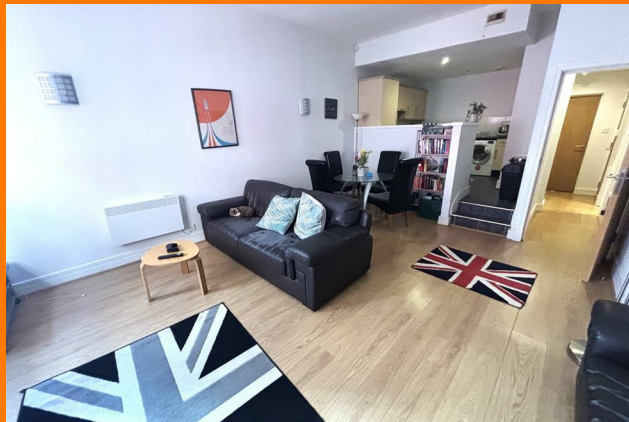
The apartment features a contemporary bathroom, complete with stylish fixtures that enhance the overall appeal of the home. With the added convenience of a lift and intercom entry, residents can enjoy both comfort and security. The property also includes secure parking, a valuable asset in the bustling 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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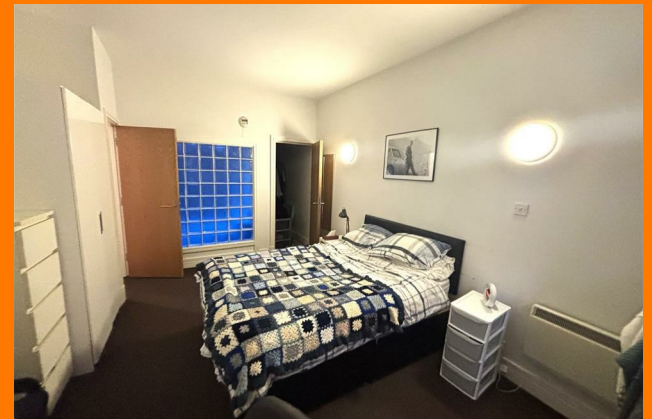
• SUPERBLY LOCATED ONE BED APARTMENT IN THE HEART OF IT ALL!!! • INTERCOM ENTRY, LIFT, SECURE PARKING. • OPEN PLAN LOUNGE-DINER-KITCHEN . • LARGE BEDROOM, BATHROOM WITH FEATURE GLASS. • DG & ALL ELECTRIC. INTREGATED APPLIANCES. • CURRENTLY USED AS AN INVESTMENT PROPERTY. • NEAR AMENITIES, TRANSPORT LINKS & 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!!!!

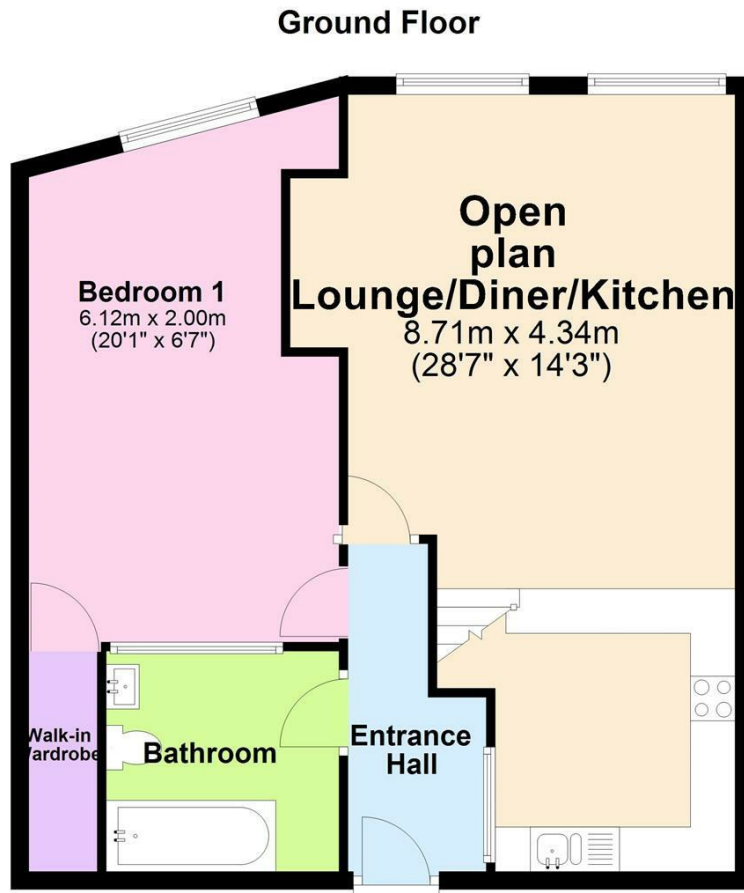


Disclaimer

Disclaimer: The information and images provided in this property advertisement are intended for guidance purposes only. While we make every effort to ensure the accuracy of the details, we strongly recommend that interested parties view the property in person to confirm the property's condition and suitability for their specific requirements. The photographs used in this advertisement may have been digitally enhanced and may not accurately represent the current condition of the property. Any measurements or distances provided are approximate and should not be relied upon for any purpose. Furthermore, the description and details provided are based on the landlord's understanding and may be subject to change without notice. Prospective tenants are advised to verify any specific details that are important to them before entering into any agreement. We do not accept any liability for any loss or damage, whether direct or indirect, arising from reliance upon the information provided in this advertisement. We strongly advise all parties to seek professional advice and conduct their own due diligence before making any decisions or commitments related to this property. By viewing this advertisement, you agree to the above disclaimer and acknowledge that any reliance on the information provided is at your own risk. Please note that this disclaimer is subject to change and may be updated without prior notice.

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

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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