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**27**

## Apartment 27, 37 Park Road, Toxteth, Liverpool L8 6RF

GUIDE PRICE **£40,000+\***

VACANT RESIDENTIAL

### Description

A fourth floor studio apartment benefitting from double glazing and electric heating. The property would be suitable for occupation or investment purposes. Please note the property may be a cash buy only.

### Situated

Fronting Park Road in a popular and well established residential areas within walking distance to The Baltic Triangle and The Liverpool Waterfront. The property is close to local amenities and transport links and is approximately 1.5 miles from Liverpool city centre.

### Ground Floor

Communal Entrance Hall

### Fourth Floor

**Studio Apartment** Open Plan Living/Dining/Kitchen/Bedroom, Shower Room/WC

### Outside

On Street Parking

### EPC Rating

E

### Council Tax Band

A

### Note

Lease is 125 years from and including 1st January 2017 to and including 31st December 2141.

