



## 14 Aster Court Southport Road, Liverpool, L31 2HD

£1,000 Per month

Welcome to this charming first-floor apartment located on Southport Road in the desirable area of Lydiate, Liverpool. This delightful property features two spacious double bedrooms, making it an ideal choice for couples, small families, or individuals seeking extra space.

As you enter the apartment, you will find a well-appointed reception room that offers a warm and inviting atmosphere, perfect for relaxation or entertaining guests. The modern kitchen is equipped with contemporary fittings, providing both style and functionality for your culinary adventures. The bathroom has also been tastefully updated, ensuring a comfortable and pleasant experience.

The apartment benefits from electric heating and UPVC double glazing, which not only enhances energy efficiency but also contributes to a cosy living environment throughout the year. Additionally, you will have the convenience of an allocated parking bay, making it easy to come and go as you please.

Situated in a sought-after location, this property offers a peaceful residential setting while still being within easy reach of local amenities and transport links. Whether you are looking to enjoy the tranquility of Lydiate or explore the vibrant city of Liverpool, this apartment provides the perfect base.

In summary, this modern two-bedroom apartment on Southport Road is a fantastic opportunity for those seeking a comfortable and stylish home in a prime location. Do not miss the chance to make this lovely property your own.

## External



The property comes with allocated parking bay for one car, the apartment is situated to the 1st floor

## Entrance Hall



With storage cupboard housing hot water cylinder

## Living area



Electric heater, two uPVC double glazed windows

## Bedroom 1



With electric heater, uPVC double glazed window

## Bedroom 2



With electric heater, uPVC double glazed window

## Kitchen

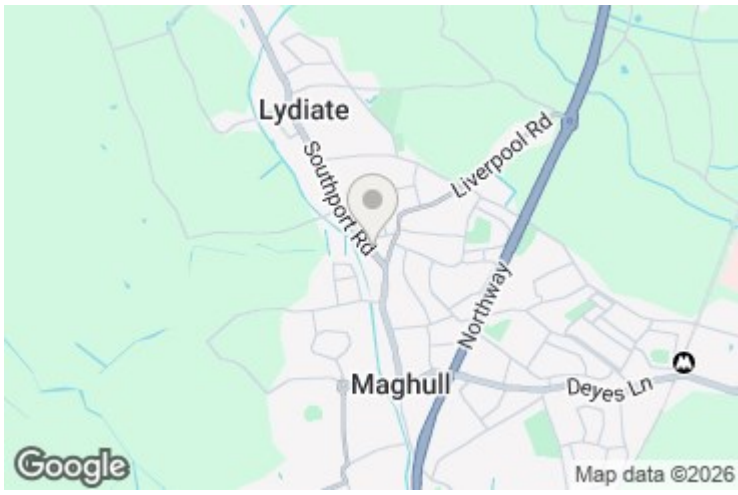


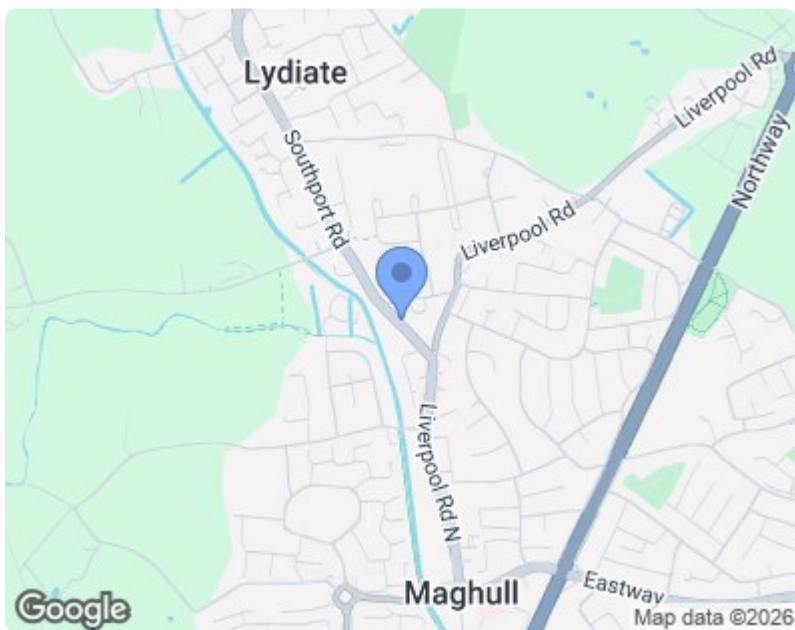
With integrated electric oven and four ring electric hob, single drainer stainless steel sink unit with mixer tap, washing machine

## Bathroom



Three piece white suite with panelled bath and shower over, low level W.C., Pedestal wash hand basin





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

Environmental Impact (CO <sub>2</sub> ) Rating		Current	Potential
Very environmentally friendly - lower CO <sub>2</sub> emissions	(92 plus) <b>A</b>		
(81-91) <b>B</b>			
(69-80) <b>C</b>			
(55-68) <b>D</b>			
(39-54) <b>E</b>			
(21-38) <b>F</b>			
(1-20) <b>G</b>			
Not environmentally friendly - higher CO <sub>2</sub> emissions			
<b>England &amp; Wales</b>		EU Directive 2002/91/EC	